

JULY 28 1925

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COUNTRY LIFE

OFFICES:
 20, TAVISTOCK STREET, STRAND, LONDON, W.C. 2.

VOL. LVIII. No. 1489.

[REGISTERED AT THE G.P.O.
AS A NEWSPAPER, AND FOR
CANADIAN MAGAZINE POST.]

SATURDAY, JULY 18th, 1925.

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OCCUPIES one of the most fashionable and central sites in London, and provides luxurious accommodation for 400 guests.

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Beautiful Moors, Newly Built, Tariff.

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COUNTRY LIFE

THE JOURNAL FOR ALL INTERESTED IN COUNTRY LIFE
AND COUNTRY PURSUITS.

VOL. LVIII. No. 1489. [REGISTERED AT THE
G.P.O. AS A NEWSPAPER.]

SATURDAY, JULY 18th, 1925.

Published Weekly, Price ONE SHILLING.
Subscription Price per annum. Post Free.
Inland, 6s. Canadian, 60s. Foreign, 80s.

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THE WELL-KNOWN FREEHOLD ESTATE OF

BARLEYTHORPE

IN THE CENTRE OF THE COTTESMORE HUNT, EXTENDING TO ABOUT

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INCLUDING THE

STONE-BUILT RESIDENCE, WHICH THE LOWTHER FAMILY HAVE USED AS A HUNTING BOX FOR MANY YEARS.

Standing in a small PARK 400FT. above sea level with delightful GARDENS, and containing LIBRARY 27ft. by 18ft., DRAWING ROOM 46ft. by 30ft., DINING ROOM 30ft. by 24ft., BILLIARD ROOM 25ft. by 20ft., STUDY 28ft. by 20ft., FIFTEEN PRINCIPAL BED AND DRESSING ROOMS, BOUDOIR, FOUR BATHROOMS, ample STAFF ACCOMMODATION, complete DOMESTIC OFFICES.

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FOR BREEDING PURPOSES, could be negotiated for as a whole subject to arrangements being made as to possession.

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38 MINUTES LONDON

400 YEAR-OLD HOUSE.
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FOR THIS CHOICE FREEHOLD.

GARDENS AND PADDocks OVER
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FOUR BEDROOMS,
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 LARGE LOUNGE HALL
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 TWO OTHER RECEPTION ROOMS.

ELECTRIC LIGHT.
 GOOD BUILDINGS.

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£4,500 OR NEAR OFFER



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50 MINUTES FROM PADDINGTON.

THIS BEAUTIFULLY PLACED
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 COMPANY'S WATER.

PRETTY GARDENS AND MEADOW.

In all

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 within two miles of station.

TO BE LET, FURNISHED FOR SUMMER OR
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Fourteen bed and dressing rooms, three reception rooms, two bathrooms.

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Stabling for ten.

PRETTY PLEASURE GROUNDS with two tennis courts, rose gardens, two large walled kitchen gardens, orchard, woodland, and lake stocked with carp.

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40 MILES FROM LONDON (NORTH).

300FT. ABOVE SEA LEVEL.

COMMODIOUS MANSION,
 built in the eighteenth century, fitted with modern conveniences, including

ELECTRIC LIGHT AND HEATING.

FOR SALE,
 WITH THE ESTATE OF
 1,000 ACRES,

having all necessary appurtenances, including HOME FARM, WOODLANDS, FIVE FARMS, COTTAGES, ETC. WINKWORTH & Co., 48, Curzon St., Mayfair, London, W.1.



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COMMODIOUS COUNTRY HOUSE, 600ft. above sea level, containing large hall, five reception and billiard rooms (one room 50ft. by 30ft.), three bathrooms and eighteen bedrooms, with good

STABLING, GARAGES, MEN'S ACCOMMODATION,
 GROUNDS AND LANDS;

in all nearly

60 ACRES.

PRICE, FREEHOLD, £10,000.

WINKWORTH & Co., 48, Curzon St., Mayfair, London, W.1.

NORFOLK

A drive from the coast and near a small market town.

FREEHOLD HOUSE, depicted above, for SALE. Contains lounge hall, dining and drawing rooms, library (all of good size), sitting room, three bathrooms, fifteen to seventeen bedrooms and excellent ground floor domestic offices.

Central heating, electric light; sand and gravel soil; garage and stabling, two cottages; exceptionally charming grounds, walled kitchen garden, orchard and pasture; in all SEVENTEEN ACRES. PRICE £6,000.

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July 18th, 1925.

Supplement to COUNTRY LIFE.

v.

KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. 1.

BY DIRECTION OF THE EXECUTORS OF THE LATE VISCOUNT LEVERHULME.

"THE HILL." NORTH END, HAMPSTEAD

TO BE SOLD, FREEHOLD,

WITH ABOUT

SEVEN ACRES

THE HILL IS UNQUESTIONABLY THE MOST BEAUTIFUL PROPERTY OF ITS KIND NEAR LONDON.

It is situated on the top of the Heath, within a quarter of an hour of MAYFAIR,

and has the most lovely

GARDENS AND GROUNDS, WITH WONDERFUL SPECIMEN TREES,

TENNIS, AND OTHER LAWNS, AND THE FAMOUS PERGOLA,

and it is surrounded on three sides by the Heath.

THE ACCOMMODATION INCLUDES

THE ENTRANCE HALLS, THE STUART DINING ROOM, THE ADAM DRAWING ROOM, BALLROOM WITH MINSTREL GALLERY, WALNUT MUSIC ROOM, MARBLE VESTIBULE (carried out in rare Pavonazzia).

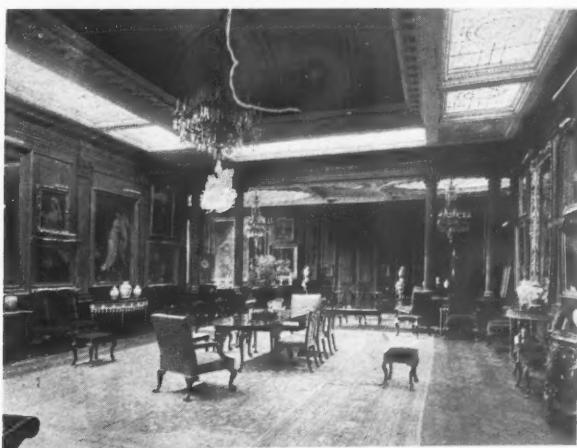
PICTURE GALLERY, WATER-COLOUR GALLERY, SCULPTURE GALLERY, and the STUART ROOM.

The reception rooms open on the terrace, secretaries' room and library, twelve Period bedrooms (six with baths), eleven other bedrooms, and several bathrooms.

ELECTRIC LIGHT, HEATING, ETC. COMPLETE SERVANTS' OFFICES ON THE GROUND FLOOR.



The collection of works of art, including the OIL PAINTINGS and WATER-COLOURS, FURNITURE, TAPESTRIES, NEEDLEWORK, etc., will be SOLD at "THE HILL" the first three weeks in October (unless a purchaser of the House wishes to take over the same by valuation).



"THE HILL" can only be seen by special appointment, to be made through the Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.

KNIGHT, FRANK & RUTLEY, { 20, Hanover Square, W. 1.
AND
WALTON & LEE, { 90, Princes Street, Edinburgh.
78, St. Vincent Street, Glasgow.
41, Bank Street, Ashford, Kent.

Telephones:
3066 Mayfair (4 lines).
146 Central, Edinburgh.
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17 Ashford.

(Knight, Frank & Rutley's advertisements continued on pages iii., xiv., xv. and xxvi. to xxix.)

Telephone : Regent 7500.
Telegrams :
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HAMPTON & SONS

(For continuation of advertisements see pages viii. and xxiv.)

Branches : { Wimbledon
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BY DIRECTION OF H. G. RAVEN, ESQ.

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Six miles from Portmadoc, twelve miles from Harlech.
THE MAGNIFICENTLY PLACED FREEHOLD RESIDENTIAL AND
SPORTING ESTATE,

"ABERGLASLYN HALL," BEDDGELERT.

Amidst the grandest scenery in Wales.
THE RESIDENCE has recently been the subject of a very large outlay and
contains hall, three reception rooms, seven principal bed and dressing rooms,
three bathrooms, four maids' rooms, excellent offices.

ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE.
Stabling. Garage. Cottages.
LOVELY GARDENS AND GROUNDS, with luxuriant growth of timber and
many sub-tropical shrubs and plants.

BEAUTIFUL HANGING WOODLANDS. TROUT LAKE.
WATERFALLS AND CASCADES.

STRETCH OF SALMON AND TROUT FISHING.

The remainder consists of pastures, rough woodlands and sheep walks; the whole
extending to about

679 ACRES

together with a leasched cottage and two acres.

HAMPTON & SONS in conjunction with Messrs. GIDDY, will offer the
above for SALE by AUCTION, at the St. James' Estate Rooms, 20, St.
James' Square, S.W. 1, on Tuesday, July 21st, 1925, at 2.30 p.m. (unless previously
Sold Privately).

Vendor's Solicitors, Messrs. TOLLER, POCHIN & WRIGHT, 2, Wyndham Street,
Friar Lane, Leicester. Local Estate Agent, Mr. HUGH C. WEBB, Dolgellau.
Particulars from the Auctioneers, Messrs. GIDDY, Maidenhead, Berks; and
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PRELIMINARY NOTICE.

BY ORDER OF C. K. CRANE, ESQ.

"SHENLEY HILL," HERTFORDSHIRE

A CHOICE FREEHOLD RESIDENTIAL ESTATE, PLACED AMID RURAL SURROUNDINGS ONLY ABOUT SIXTEEN MILES FROM LONDON,
WITH

A PERFECTLY APPOINTED GEORGIAN HOUSE.

Replete with every modern luxury and in the most artistic taste, having been the subject of an enormous outlay under an eminent architect, some few years since.

It occupies a

GLORIOUS POSITION ON THE SUMMIT OF A HILL.

COMMANDING FINE DISTANT VIEWS AND STANDS ON GRAVEL SOIL.

FINE HALL, FOUR RECEPTION ROOMS, LOGGIA, DINING ROOM, FIFTEEN BEDROOMS, SIX PERFECT BATHROOMS, NURSERIES, Etc.
ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE.

GRANDLY TIMBERED OLD PLEASURE GROUNDS.

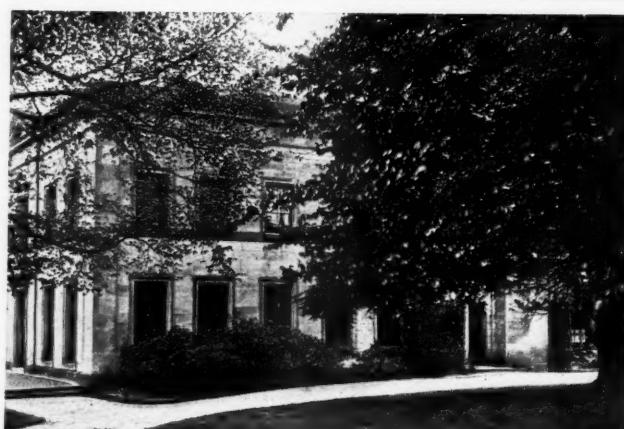
Water and rock gardens, wide spreading lawns and herbaceous borders, extensive walks, kitchen garden, and glasshouses.

HOME FARM. AMPLE COTTAGES, Etc.

INCLUDING THE WELL-TIMBERED PARK THE PROPERTY EXTENDS TO ABOUT

120 ACRES.

HAMPTON & Sons will OFFER the above by AUCTION in the EARLY AUTUMN (unless previously Sold Privately).
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MIDLANDS

CHARMING OLD COUNTRY HOUSE
with
186 ACRES.

ONE MILE OF EXCLUSIVE TROUT FISHING.

A GENUINE BARGAIN.

The RESIDENCE is thoroughly modernised, with electric light, etc., and
contains lounge hall, three reception rooms, billiard room, fifteen bed and dressing
rooms, two bathrooms, complete offices.

STABLING. GARAGE. NICE OLD GARDENS.

HOME FARM

with farmhouse and buildings and 160 ACRES, Let at £250 per annum.
The land is of first-rate quality and nearly all

WELL-WATERED PARK PASTURE.

PRICE ONLY £8,000.

Agents,
HAMPTON & Sons, 20, St. James' Square, S.W. 1.

20 MILES NORTH OF LONDON

FOR SALE,

CHARMING OLD GEORGIAN HOUSE IN A LOVELY PARK.

THE RESIDENCE has just been entirely remodelled and brought up to date with exquisite taste. It contains hall, four beautifully proportioned reception
rooms, sixteen bed and dressing rooms, ante-room, four bathrooms.

ELECTRIC LIGHT.

TELEPHONE.

CENTRAL HEATING, ETC.

STABLING.

GARAGE.

LODGE.

COTTAGES.

THE GARDENS AND GROUNDS

ARE OF A CHARMING BUT SIMPLE CHARACTER AND ARE SURROUNDED BY THE

GRAND OLD PARKLANDS OF ABOUT

100 ACRES.

WOULD BE DIVIDED.

Strongly recommended by the Agents,

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Telephone Nos. :
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Telegraphic Address :
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VACANT POSSESSION.

WILTSHIRE

WELL PLACED IN A HIGHLY FAVOURED HUNTING DISTRICT.
Situate in the Parish of Castle Eaton, two miles from Hannington Station, three from Highworth, and within easy motoring distances of Fairford, Cricklade and Swindon.

FOR SALE,
THE VALUABLE FREEHOLD PROPERTY
known as

LUSHILL FARM,

consisting of this ATTRACTIVE STONE-BUILT RESIDENCE (admirably suitable as a Hunting Box) occupying a pleasant and elevated position with good distant views.

It is approached by a PRETTY CARRIAGE DRIVE and contains porch, inner hall, three reception rooms, seven bedrooms, two spacious attics with stone-mullioned windows, bathroom (h. and c.), box room, excellent domestic offices.

STABLING of three loose boxes, saddle room, etc., GARAGE for two cars; croquet lawn, rose gardens, herbaceous borders, kitchen garden and orchard.

FOUR SETS OF BUILDINGS AND ELEVEN COTTAGES.
together with about

675 ACRES

OF SOUND PASTURE AND FERTILE ARABLE LAND,
the former extending to 430 ACRES and the latter to 230 ACRES, divided into convenient-sized enclosures, with the House and principal buildings placed well in the centre of the Property.

Full particulars and orders to view may be obtained of the Sole Agents, Messrs. OSBORN & MERCER, as above.



GLOUCESTERSHIRE

IN THE FAVOURITE CIRENCESTER DISTRICT.

To be SOLD, a charming old

STONE-BUILT MANOR HOUSE,

Its old tiled roof gables and mullioned windows presenting a most picturesque appearance.

It stands some 450ft. up, is approached by a carriage drive and contains the following accommodation :

Hall, four reception rooms, ten or twelve bed and dressing rooms, two bathrooms, etc.; electric light, central heating, good water supply.

Capital hunting stables. Garage and ample farmbuildings.

FOUR COTTAGES. BAILIFF'S HOUSE.

500 ACRES.

HUNTING, POLO and GOLF in the immediate district.

Agents, Messrs. OSBORN & MERCER, as above. (14,315.)



EXECUTORS' SALE.

CHILTERN HILLS

Magnificent position in beautiful parklands, 500ft. up with unparalleled views.

COMFORTABLE RESIDENCE (part Queen Anne), approached by an avenue carriage drive with lodge at entrance, facing south, and containing

Entrance hall, four reception rooms, charming loggia, eleven bed and dressing rooms, three bathrooms, and complete offices with servants' hall, housekeeper's room, etc.

Company's water. Central heating. Telephone. Modern drainage.

GOOD STABLING. SMALL FARMERY.

Charming gardens studded with some fine timber trees, walled kitchen gardens, orchard and undulating well-timbered parkland of over

30 ACRES.

LOW PRICE FOR A QUICK SALE.

Inspected by the Agents, Messrs. OSBORN & MERCER, as above. (13,789.)



High up on the summit of a hill with magnificent views in all directions

MODERN QUEEN ANNE HOUSE, approached through park-like lands by a carriage drive, and containing

Lounge hall, three reception rooms, twelve bed and dressing rooms, bathrooms. Company's gas. Modern drainage. Telephone. Bailiff's and gardener's houses. Good farmbuildings. Garage, stabling, etc.

GRANDLY TIMBERED GROUNDS.

With tennis and other lawns, large kitchen garden, parkland, etc.; in all

100 ACRES.

Agents, Messrs. OSBORN & MERCER, as above. (14,326.)

SURREY

Favourite district one hour of Town.

REMARKABLY PICTURESQUE HOUSE, standing high, approached by a carriage drive with lodge at entrance, and commanding good views.

Lounge hall, three reception, eleven bedrooms, two bathrooms.

Electric light, Company's water, telephone, modern drainage. Stabling of three loose boxes, garage for three cars, etc.

Charming gardens of an inexpensive nature and well-timbered park-like paddocks of about

TEN ACRES.

with frontage to open common lands and a few minutes' walk from a famous golf course.

Inspected and recommended by Messrs. OSBORN and MERCER, as above. (14,622.)

WILTS AND SOMERSET BORDERS

Occupying a charming position on high ground and within easy drive of a main line station, *one-and-a-half hours of Town.*

QUEEN ANNE RESIDENCE

facing south-west with delightful views and approached by a long carriage drive with lodge at entrance.

Four reception rooms, staircase hall with magnificently carved XVIIIth century staircase, billiard room, seven principal bedrooms, three bathrooms, eight secondary and servants' bedrooms, etc.

Electric light. Unfailing water supply. Telephone. Splendid stabling with rooms over, modern farmery and cottage.

TERRACED PLEASURE GROUNDS shaded by some fine old trees, tennis and croquet lawns, stone-flagged garden, rose garden, ornamental fish pond, and over

50 ACRES

of sound pasture and woodlands.

Inspected by the SOLE AGENTS, Messrs. OSBORN and MERCER, as above. (14,562.)

KENT AND SURREY BORDERS

CLOSE TO A STATION. ONE HOUR OF TOWN

CHARMING RESIDENCE,
fitted with all labour-saving devices, including
Electric light, central heating, Company's water, telephone, lavatory basins (h. and c.) in bedrooms.

Standing on a shady eminence 300ft. up in well-timbered parklands it is approached by a long serpentine drive with lodge at entrance, faces south and east, and contains

Entrance and inner halls, four reception rooms, billiard room, nine bed and dressing rooms, three bathrooms.

Capital stabling, harness room, and garage with covered wash.

BEAUTIFUL GROUNDS, with terraces, rose garden, walled kitchen garden, valuable orcharding, cottage, laundry, etc.; in all about

35 ACRES

(WOULD BE DIVIDED).

Agents, Messrs. OSBORN & MERCER, as above. (14,655.)

NEAR BASINGSTOKE

Only 80 minutes of Town.



QUEEN ANNE RESIDENCE,

in perfect order, standing 250ft. up, with south aspect.

Lounge hall, three reception rooms, eleven bed and dressing rooms, two bathrooms, servants' hall, etc.

Central heating. Co.'s gas and water. Telephone.

GARAGE FOR THREE CARS.

STABLING FOR FIVE AND EXCELLENT COTTAGE.

CHARMING OLD GROUNDS

and park-like pasture extending to about

TEN ACRES.

Agents, Messrs. OSBORN & MERCER, as above. (14,647.)

SURREY

Midst some of the most delightful country on the southern slopes of the Surrey Hills.

CHARMING RESIDENTIAL ESTATE with a PERFECTLY APPOINTED RESIDENCE standing 400ft. up with south and east aspects in a

FINELY TIMBERED PARK

with a

SUCCESSION OF LAKES.

Entrance hall, magnificent lounge hall, four reception rooms, twelve principal bedrooms, four bathrooms, servants' apartments, etc.

Electric light. Central heating. Telephone.

Company's water. Modern drainage.

Charming pleasure gardens with a profusion of rhododendrons and flowering trees and shrubs, wide spreading lawns, woodland walks, kitchen garden, orchard, etc.

Capital farmery. Home farm. Two lodges.

Four cottages. Secondary Residence.

200 ACRES.

Personally inspected and recommended by Messrs. OSBORN and MERCER, as above. (14,626.)

OSBORN & MERCER, "ALBEMARLE HOUSE," 28b, ALBEMARLE STREET, PICCAPILLY, W. 1.

Telephone: Regent 7500.
Telegrams:
"Selaniet, Piccy, London."

HAMPTON & SONS

(For continuation of advertisements see pages vi. and xxiv.)

Branches: { Wimbledon
"Phone 80
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"Phone 2727

UNIQUE. XIIITH CENTURY STRUCTURE.
WITH ALL ORIGINAL FINE OLD EXTERNAL ROOF AND FRAMEWORK TIMBERS.
22 MILES OUT ON G.W.R. 30 MINUTES RUN
AND AMIDST OPEN COUNTRY.



Adapted at large expense, the accommodation is for a small family, and includes

A FINE LOUNGE ABOUT 35ft. by 33ft.,
whilst
ELECTRIC LIGHTING,
CENTRAL HEATING AND
COMPANY'S WATER
are provided.

LARGE GARAGE and
WONDERFULLY PRETTY GROUNDS
(man and boy) arranged with great skill and at heavy
cost.

FOR SALE ONLY.

Strongly recommended from personal inspection
by the Agents,
HAMPTON & SONS, 20, St. James' Square,
S.W. 1. (B.38.633.)



BY DIRECTION OF THE RT. HON. THE EARL OF MINTO.

ALBERTA PROVINCE, CANADA



TO BE SOLD.

THE MINTO RANCH OF 4,000 ACRES

SEVEN MILES FROM RAILWAY STATION AND 50 MILES FROM CALGARY, ON THE C.P.R. THE LAND IS AMONG THE BEST IN WESTERN
CANADA, AND ADJOINS THE E.P. RANCH OWNED BY

H.R.H. THE PRINCE OF WALES.

THE LAND IS VERY RICH AND A CERTAIN AMOUNT OF CULTIVATION HAS BEEN DONE, WHILE STOCK REARING FLOURISHES.

THERE IS A FULLY EQUIPPED RANCH HOUSE

WITH ELECTRIC LIGHT, TELEPHONE; STABLING, MEN'S ACCOMMODATION, AND STOCK BUILDINGS.
WATER FROM FIVE NATURAL SPRINGS.

FINE SHOOTING AND UNLIMITED FISHING.

Full details apply

HAMPTON & SONS, Estate Agents, 20, St. James' Square, S.W. 1.

SUSSEX DOWNS

In a glorious position commanding fine land and sea views; under a mile from an old-world village of historical interest; within easy reach of Eastbourne; off the busy beaten track; three miles from the sea; in a lovely part, practically adjoining

FIRST-CLASS GOLF LINKS.

FOR SALE,

A VERY CHARMING MODERN RESIDENCE
of character and picturesque elevation, extremely well built and fitted all
conveniences.

ELECTRIC LIGHT. CENTRAL HEATING. TWO BATHS.
Independent boilers for heating and baths; artistic open fireplaces.
Beamed ceilings.

Lounge 25ft. by 13ft. 3in., dining room 26ft. by 16ft., drawing 26ft. by 17ft.,
morning room, study, twelve bed and dressing rooms, two principal measuring
24ft. by 17ft. and 23ft. by 17ft.; very exceptional and complete offices.

All the accommodation is practically on two floors.

COTTAGE. DOUBLE GARAGE. STABLE.

All pleasing and in keeping with the rest of the property.

DELIGHTFUL OLD FLINT-WALLED GARDEN; kitchen garden, orchard
and meadowland; in all

ABOUT EIGHT ACRES.

STRICTLY MODERATE PRICE

fixed upon the advice of the owner's SOLE AGENTS, who have personally inspected
the property and will answer all inquiries.—Apply

HAMPTON & SONS, 20, St. James' Square, S.W. 1.

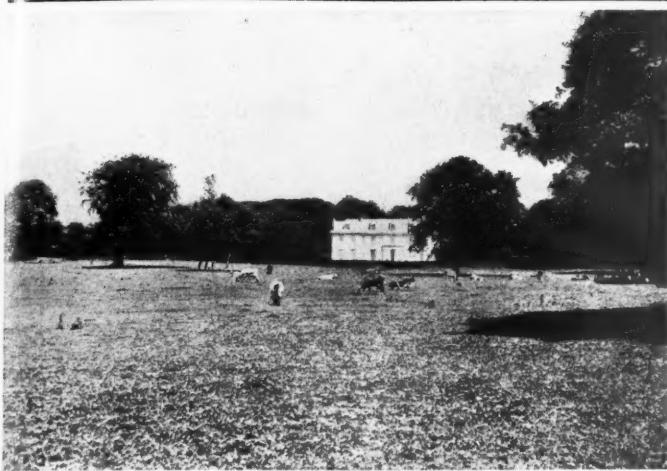


Offices: 20, ST. JAMES' SQUARE, S.W. 1

Telephone :
Mayfair 4846 (2 lines).
Telex :
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GIDDY & GIDDY LONDON.

Telephone :
Winchester 394.



THE SOUTH FRONT FROM THE PARK.

WITH POSSESSION.

WEST SUSSEX

Within easy reach of Goodwood and Chichester.

VALUABLE FREEHOLD RESIDENTIAL AND AGRICULTURAL PROPERTY,

known as

"HAMBROOK HOUSE ESTATE," CHICHESTER,
extending to about

170 ACRES,

comprising "HAMBROOK HOUSE," a moderate-sized Country House, standing in beautifully timbered park and pleasure grounds of about 30 acres, occupying a charming position with lovely views over open country to the sea.

ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE.

Stable. Garage. Lodge.

TWO ATTRACTIVE SMALL MIXED FARMS,

"HAMBROOKRIDGE" and "NORTH LODGE,"

36½ and 48 ACRES respectively, each with farmhouse and ample buildings.

SEVERAL ENCLOSURES OF PASTURE AND ARABLE LAND
with long and valuable road frontages.

SMALL COUNTRY HOUSE AND FOUR COTTAGES.

GIDDY & GIDDY (in conjunction with Messrs. STRIDE & SON) are instructed to SELL by PUBLIC AUCTION, in one or twelve Lots, at "The Dolphin Hotel, Chichester, on Wednesday, August 5th, 1925.—Particulars, plan and conditions of Sale can be obtained of Messrs. H. W. PERKINS & CO., Solicitors, 6, Duke Street, St. James's, London, S.W. 1.; Messrs. GIDDY & GIDDY, 39A, Maddox Street, London, W. 1, and Winchester; and Messrs. STRIDE & SON, 63, East Street, Chichester.

**BORDERS OF HERTS AND ESSEX**

"MOUNTFITCHET," STANSTED

(55 minutes from London).

WELL-BUILT FREEHOLD RESIDENCE, containing lounge hall, three reception rooms, cloakroom (h. and e.), good domestic offices, six bedrooms.

CENTRAL HEATING THROUGHOUT. GAS. MAIN WATER.
MODERN DRAINAGE. GARAGE. STABLING.

And WELL LAID-OUT GARDENS, with tennis lawn, rose garden, carriage drive, kitchen garden, poultry houses, etc.; extending in all to about

TWO ACRES.

FOR SALE PRIVATELY, OR BY AUCTION,

at Winchester House, E.C., on July 23rd next.—Illustrated particulars of the Auctioneers, GIDDY & GIDDY, 39A, Maddox Street, W. 1.

**SOUTH DEVON**

NEAR TEIGNMOUTH.

THIS CHARMINGLY SITUATED WELL-BUILT HOUSE, with glorious views over the Teign Valley, Babacombe Bay and Dartmoor; three reception rooms, eight bedrooms, bathroom.

WELL LAID-OUT GARDENS,
with tennis lawn, kitchen garden, etc., extending to about
ONE-AND-A-QUARTER ACRES.

CAPITAL HUNTING, FISHING, GOLF, BOATING AND BATHING.

PRICE £2,500, FREEHOLD.

Further particulars from the Agents, GIDDY & GIDDY, 39A, Maddox Street, W. 1.

CHILTERN HILLS

550ft. up with south aspect and wonderful views.

TO BE SOLD.



WITH THREE ACRES OR UP TO 75 ACRES.

THIS DELIGHTFUL RESIDENCE, replete with all conveniences, reached by a LONG CARRIAGE DRIVE WITH LODGE at entrance. Square hall, three reception rooms, ten bed and dressing and two fitted bathrooms.

ELECTRIC LIGHT. CENTRAL HEATING. GARAGE.

MAIN WATER. PLEASE GROUNDS comprise tennis lawn, rock garden, kitchen garden and woodland.

PRICE £5,000 WITH COTTAGE AND THREE ACRES.

Extra 72 acres available.

Agents, GIDDY & GIDDY, 39A, Maddox Street, W. 1.

**ON THE CHILTERNS**

NEAR GT. MISSENDEN.

BEAUTIFUL OLD GEORGIAN HOUSE, occupying a lovely position, 500ft. up with glorious views; lounge hall, four reception rooms, thirteen bed and dressing rooms, three bathrooms.

CO.'S WATER. CENTRAL HEATING.
ACETYLENE GAS. MAIN WATER.

Tennis courts. Rose gardens. Outbuildings. Lodge. Farmery. Park.

Extending in all to about

33 ACRES.

PRICE £7,500, FREEHOLD.

Inspected and confidently recommended by the Agents, GIDDY & GIDDY, 39A, Maddox Street, W. 1.

LAND AND
ESTATE AGENTS.

Telephone 21.

ESTABLISHED 1812.
GUDGEON & SONS
WINCHESTER

AUCTIONEERS
AND VALUERS.

Telegrams: "Gudgeon."

FISHING IN RIVER TEST



MODERNISED
XVIITH CENTURY RESIDENCE,
in exquisite country, far distant from main roads and other
nuisances; extensive views over the valley.

"AWBRIDGE HOUSE,"
Near ROMSEY,
containing good hall, three reception rooms, eight best bed-
rooms, four maid's rooms, two bathrooms, ample offices with
servants' hall.
INDEPENDENT BOILER, PETROL GAS LIGHTING.
TELEPHONE.
Stabling. Garages. Cottage.

TROUT FISHING FOR NEARLY A MILE.

MOST BEAUTIFUL GARDENS, with tennis lawn,
paddock, etc.; about

SIXTEEN ACRES (excluding the fishing).
FOR SALE BY PRIVATE TREATY OR BY AUCTION
LATER.

Particulars available of the Sole Agents, GUDGEON & SONS, Winchester.

WINCHESTER FIVE MILES



Three reception rooms, oak staircase, gent.'s lavatory and
cloakroom, six bedrooms, bathroom, ample domestic offices;
garage, stabling; well-timbered grounds, tennis court,
paddock; FOUR ACRES.

PRICE £3,500 (open to offer).

Apply GUDGEON & SONS, Winchester. (Folio 1572.)

CONSTABLE & MAUDE
HEAD OFFICE: 2, MOUNT STREET, LONDON, W.1

Branches:
CASTLE STREET, SHREWSBURY.
THE QUADRANT, HENDON.
THE SQUARE, STOW-ON-THE-WOLD.

IN THE LOVELY COUNTRY BETWEEN
EAST GRINSTEAD AND COWDEN

About two-and-a-half miles from Cowden Station and three miles from Ashurst Station. Occupying a magnificent position with panoramic views over the Ashdown Forest and District
An attractive MODERN FREEHOLD RESIDENCE known as



"HOLMSLEY," HOLTYE COMMON.
approached by a carriage drive, facing South, in one of the finest and most beautiful positions
in the county. The accommodation comprises lounge hall, three reception rooms, eight
bedrooms, bathroom, usual domestic offices.

EXCELLENT COTTAGE.

Modern sanitation.

Good water supply.

PRETTY GARDENS AND GROUNDS,

including tennis lawn, pleasure lawns, kitchen garden and good paddock; in all about

FIVE-AND-A-HALF ACRES.

VACANT POSSESSION ON COMPLETION.

The Property adjoins Holtye Common Golf Links. Messrs.
CONSTABLE & MAUDE have been instructed to offer the above-mentioned Property
for SALE by AUCTION, at the London Auction Mart, 155, Queen Victoria Street,
E.C. 4, on Wednesday, July 29th, 1925, at 2.30 p.m. precisely (unless Sold previously by
Private Treaty).

Illustrated particulars and Conditions of Sale can be obtained from the Solicitors,
Messrs. WHITE & MASON, East Grinstead, or from the Auctioneers at their offices, 2, Mount
Street, W. 1, as above.

BERKSHIRE

A GENUINE BARGAIN.

ONLY £2,950, FREEHOLD.

Ten minutes village and station, with trains to Waterloo in 50 minutes.

CHARMINGLY SITUATED MODERN RESIDENCE,
with lovely views, in a very favourite residential district, approached by a private road.

Hall, two reception rooms, sunny loggia, six bedrooms, dressing room,
bathroom, capital offices.

MAIN ELECTRIC LIGHT. GAS. WATER AND DRAINAGE. PHONE.
SEPARATE HOT WATER SYSTEM.

GARAGE AND USEFUL OUTBUILDINGS.

VERY PRETTY GARDENS, with excellent tennis lawn, well-stocked fruit and kitchen
garden, flower beds, etc.; in all about

ONE-AND-A-HALF ACRES.

Full details of the Sole Agents, CONSTABLE & MAUDE, as above.

JUST IN THE MARKET.



ENTRANCE FRONT.

NEAR GUILDFORD

In a lovely position and commanding beautiful views of
the Hog's Back; 40 minutes Waterloo.

CHARMING
OLD-FASHIONED RESIDENCE,
partly half-timbered with lead lighted windows.

OAK BEAMS. INGLENOOK FIREPLACES.
Accommodation: Two halls, very large drawing room with OAK DANCING FLOOR, dining room, loggia,
nine bedrooms, two bathrooms, capital offices with servants' hall.

EVERY MODERN CONVENIENCE.

Excellent cottage, garage, stabling.
BEAUTIFUL GROUNDS WITH HARD TENNIS COURT;
in all

FIVE ACRES.

Moderate price for freehold.
Photos and full particulars from the Sole Agents,
CONSTABLE & MAUDE, as above, who advise an immediate
inspection.

ADJOINING A SURREY COMMON.



DINING ROOM.

CONSTABLE & MAUDE, 2, MOUNT STREET, GROSVENOR SQUARE.

EAST GRINSTEAD.—Sussex FARMHOUSE, altered
and modernised; three reception rooms, all over 20ft.,
cloakroom (h. and c.), five bedrooms, bathroom (h. and c.),
domestic offices, etc.; stabling, garage, outbuildings, three
glasshouses; well-stocked garden, tennis and other lawns
and park-like meadow land; in all about twelve acres; gas,
Co.'s water, modern drainage, telephone; price, Freehold
£3,750, or near offer.—Apply OWNER, The Stream, East
Grinstead.

To be let for the hunting season.
PLAS WARREN, near Ellesmere, Shropshire; con-
taining reception hall, drawing room, dining room, smoke-
room, changing room, kitchen, etc., on the ground floor;
five bedrooms, dressing room, bathroom, etc., upstairs;
stabling for three horses, garage, groom's room, harness
room; large garden, lawn, etc.; with up-to-date sanitary
arrangements, good water supply.—Apply to C. E. WILLIAMS
and CO., Land Agents, 4, Silop Road, Oswestry.

THE WONDER HOUSE OF SURREY.—Cost
over £14,000 pre-war; 800ft. high, views 40 miles;
Five bedrooms (planned for easy increase), three reception
rooms, fitted furniture, lavatory basin, writing desks in every
room; two garages; swimming bath; tennis lawn, pergolas,
summerhouses, fountains, lily ponds. Full description
impossible; must be seen to be appreciated. Price £9,000.—
HARRIS & GILLOW, Surveyors, 80, Wardour Street, London,
W. 1.

July 18th, 1925.

Supplement to COUNTRY LIFE.

xi.

Telephone:
Grosvenor 1400 (2 lines.)

Telegrams:
"Submit, London."

CURTIS & HENSON LONDON.

THE CHEAPEST PROPERTY IN THE MARKET

PENSHURST AND SEVENOAKS DISTRICT: 45 MINUTES RAIL, MAIN LINE; STATION ONE MILE.
GOOD GOLF IN DISTRICT. HUNTING AND SHOOTING.



DIGNIFIED GEORGIAN RESIDENCE, BEAUTIFULLY PLACED IN FINELY TIMBERED PARK,

approached by long drive with lodge.

FOUR RECEPTION, FOUR BEST BEDROOMS, NURSERY WING AND SERVANTS' BEDROOMS IN ADDITION, TWO BATHROOMS.
ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE. UNFAILING WATER SUPPLY. MODERN DRAINAGE.

Garage and chauffeur's rooms. Stabling. Home farm. Chauffeur's house. Four cottages.

ATTRACTIVE PLEASURE GROUNDS, tennis, croquet, bowling and tea lawns, fine walled kitchen garden, apple plantation, well-timbered park and woodlands.

PRICE MUCH REDUCED.

CURTIS & HENSON, 5, Mount Street, W.1.

IN ALL 140 ACRES.



ELECTRIC LIGHT. AMPLE WATER SUPPLY. DRAINAGE.
TELEPHONE.
Garage. Farmery and buildings. Two cottages.

PLEASURE GROUNDS.

tennis court, prolific orchard, kitchen garden, three acres of woodland, nine acres arable, remainder rich pasture; in all

42 ACRES.

TWO GOLF COURSES WITHIN A MILE. HUNTING AND SHOOTING.
FOR SALE PRIVATELY, OR BY AUCTION.

at the London Auction Mart, 155, Queen Victoria Street, E.C., on July 24th, at 2.30.
Solicitor, G. F. JONES, Esq., 12, Old Jewry Chambers, E.C. 2.
Auctioneers, BATES & GIBBENS, 60, Preston Street, Brighton; and CURTIS
and HENSON, 5, Mount Street, W.1.

SUSSEX. ST. LEONARDS FOREST

ONE HOUR'S RAIL.

Four miles from main line station, 300ft. above sea level, on sandstone; extensive panoramic views.

"PLUMMERS PLAIN HOUSE."

FOUR MILES FROM HORSHAM. Exceedingly quaint

XVTH CENTURY BLACK AND WHITE HOUSE,
full of old-world features and period characteristics, old oak beams, panelling, open fireplaces; recently modernised.

APPROACHED BY LONG CARRIAGE DRIVE.
LOUNGE HALL, USUAL OFFICES, NINE BEDROOMS,
THREE RECEPTION, SERVANTS' HALL, TWO BATHROOMS,
MODERN CONVENiences.



THREE MILES FROM TONBRIDGE, MAIN LINE EXPRESS SERVICE

45 MINUTES' RAIL.



A QUAINt AND CHARMING OLD-WORLD HOUSE,
built of brick with leaded windows and walls partly tiled and covered with wisteria.
The interior has much interesting old oak in beams and flooring, and contains lounge hall, three reception rooms, five bedrooms, bathroom, and attic bedroom.

CO'S WATER AND CO'S GAS LAID ON.

ENTIRELY RECONSTRUCTED.

SANITATION.
TELEPHONE INSTALLED.

GARAGE.
COTTAGE.

MATURED OLD GARDEN,
well-stocked orchard,
four acres of pasture,
commodious and picturesque BUILDINGS.



THE WHOLE EXTENDING TO NINE-AND-A-QUARTER ACRES.

OR HOUSE AND GROUNDS WOULD BE SOLD SEPARATELY.
Sole Agents, CURTIS & HENSON, 5, Mount Street, W.1.

LOW PRICE WILL BE TAKEN.

Telephone Nos.
Grosvenor 1553 (3 lines.)

GEORGE TROLLOPE & SONS

25, MOUNT STREET, GROSVENOR SQUARE, W.I.

And at
Hobart Place, Eaton S.
West Halkin St., Belgrave S.
45, Parliament St.,
Westminster, S.W.

"HAMMERSHOTT," LIPHOOK
"ONE OF THE LESSER COUNTRY HOUSES,"
vide COUNTRY LIFE.



In a delightful position on the
HANTS AND SURREY BORDERS
between HASLEMERE and LIPHOOK.

Eleven bed, bath, three reception and adequate offices; cottage, garage, stabling; electric light, central heating, good water supply, sandy soil.

CHARMING GARDENS AND GROUNDS.
In all about

EIGHT ACRES.

To be SOLD by AUCTION at the London Auction Mart, E.C.4, on Wednesday, July 29th, at 2.30 p.m. (unless previously disposed of Privately).—Illustrated particulars and plan with conditions of Sale of Messrs. CLOWES, HICKLEY & HEAVER, 10, King's Bench Walk, Temple, E.C. and with orders to view of GEORGE TROLLOPE and Sons, 25, Mount Street, W.1.

IN A SECLUDED POSITION, AWAY FROM TRAFFIC.
A genuine

TUDOR COTTAGE RESIDENCE
in good order.

HERTS

(three miles main line station). Full of oak beams, diamond-paned windows, open fireplaces, lounge hall, two large sitting rooms, four bedrooms, bath, good offices; electric light, constant hot water, telephone; garage, stable; fascinating gardens; three cottages.

EIGHTEEN ACRES.
In every way an exceptional Property.

Personally inspected and confidently recommended by
GEORGE TROLLOPE & SONS, 25, Mount Street, W.1.
(A 4144.)

By order of Sir Tom Talbot Leyland Scarsbrick, Bt., J.P.

GREAVES HALL, LANCASHIRE

Five miles from Southport. 23 miles from Liverpool.



PICTURESQUE MODERN MANSION.

Fine suite of reception rooms, complete offices, 25 bed and dressing rooms, five bathrooms; electric light, central heating.

BEAUTIFULLY TIMBERED PLEASURE GROUNDS.

STABLING, GARAGES, TWO LODGES.
VALUABLE PASTURES AND WOODS.

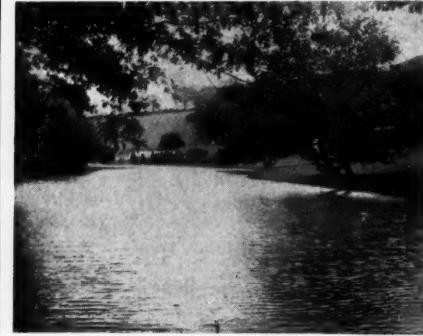
104 ACRES.

FOR SALE, PRIVATELY.

Illustrated particulars of GEORGE TROLLOPE & SONS, 25, Mount Street, London, W.1, and HATCH, SON & FIELDING, 341, Lord Street, Southport. Solicitors, Messrs. BUCK, COCKSHOTT & COCKSHOTT, 26, Hoghton Street, Southport.

"LLANOVER," CHURT

In a notoriously beautiful spot, 500ft. up, amidst the hills on the Hants and Surrey borders, near Headley; two miles from golf links.



THE TROUT LAKES

FINE MODERN HOUSE, commanding gorgeous views; lounge hall, three reception rooms, very fine billiards and music room with polished oak floor; excellent offices, ten bedrooms, two bathrooms, etc.; electric light, central heating, excellent water, modern drainage. DELIGHTFUL GARDENS WITH TERRACES. OPEN-AIR SWIMMING BATH, rose gardens, rock walling, woods and meadows intersected by TROUT-STOCKED LAKES; stabling, garage, several cottages, mill house, etc., in all about

59 ACRES.

To be SOLD by AUCTION at the London Auction Mart, E.C.4, July 29th next (unless Sold Privately in the meantime).

Illustrated particulars and plan of GEORGE TROLLOPE and Sons, 25, Mount Street, W.1.

WILTSHIRE

FOR SALE.—A choice RESIDENTIAL ESTATE OF 200 ACRES, in a sporting district convenient for junction station on main G.W. Ry. under two hours from Paddington. HOUSE of character; fifteen bed, etc.; modern conveniences, electric light, lodges, garage, stabling; heavily timbered parklands, inexpensive pleasure grounds; in good order throughout. Orders to view of GEORGE TROLLOPE & SONS, 25, Mount Street, London, W.1. Personally inspected and recommended. (3378.)

IN A QUIET BUT CONVENIENT SITUATION.

GUILDFORD

FIVE MINUTES FROM LONDON ROAD STATION
(Electric line).

£4,600.

WELL-ARRANGED RESIDENCE

on two floors.

Seven bed, bath, three reception rooms, servants' sitting room.

Electric light.

USEFUL OUTBUILDINGS.

PRETTY GARDEN, TENNIS LAWN, ETC.

Personally inspected and recommended by GEORGE TROLLOPE & SONS, 25, Mount Street, W.1. (A 1793.)

£3,000 OR NEAR OFFER.

LIMPSFIELD DISTRICT

PICTURESQUE OLD FARMHOUSE, with two reception, nine bedrooms and offices.

STABLING.

OUTBUILDINGS.

ONE-AND-A-HALF ACRES.

More land might be had. Delightful position. South aspect.

Inspected by and full details from the Agents, GEORGE TROLLOPE & SONS, 25, Mount Street, W.1.

MAIDENHEAD

EXCEPTIONAL OPPORTUNITY.

WELL-FITTED UP-TO-DATE RESIDENCE containing three reception, bath and nine bedrooms.

MAIN ELECTRIC LIGHT, GAS, WATER AND DRAINAGE, TELEPHONE.

Large garage.

CHARMING GARDENS, secluded and shady, with well-timbered paddock; in all

FIVE ACRES.

CLOSE TO RIVER WITH BOATHOUSE ON CREEK.

PRICE REDUCED.

Note.—The House could be purchased with a smaller area.

Personally inspected and confidently recommended by the Sole Agents, GEORGE TROLLOPE & SONS, 25, Mount Street, W.1.

By direction of the Rt. Hon. Countess Jellicoe.

ISLE OF WIGHT

Two miles from Ventnor Station, quite close to St. Lawrence Station.



THE VERY CHOICE

FREEHOLD RESIDENTIAL ESTATE,

"ST. LAWRENCE HALL," NEAR VENTNOR,
occupying a commanding position with MAGNIFICENT
VIEWS over the ENGLISH CHANNEL.

The accommodation comprises conservatory, lounge hall, four reception rooms, complete domestic offices, eighteen bed and dressing rooms and boudoir, four bathrooms. COMPANY'S ELECTRIC LIGHT and WATER. TELEPHONE and CENTRAL HEATING.

BEAUTIFULLY TIMBERED PLEASURE GROUNDS. Hard and grass tennis courts, rock and rose gardens, tea house, orchard, range of glasshouses, excellent kitchens and fruit garden. DOUBLE GARAGE, STABLING, CHAUFFEUR'S FLAT, BUTLER'S HOUSE and GARDENER'S COTTAGE. The delightful Pelham Woods, and several enclosures of grassland. THE PICTURESQUE HOME FARM; three detached cottages, four pairs of semi-detached cottages, and old-fashioned House divided into three tenements; various parcels of garden ground.

VALUABLE ACCOMMODATION and BUILDING LAND; the entire area (including the cliff) being about 86 ACRES.

To be SOLD by AUCTION, in fourteen Lots, at The Royal Marine Hotel, Ventnor, I.O.W., on Wednesday, September 16th, 1925, at 3 o'clock (unless an acceptable offer be previously made).

Illustrated particulars with plan, etc., of the Solicitors, MESSRS. HILL & WHYTE, 4, King Street, Stirling, N.B.; MESSRS. LINKLATORS and PAINES, 2, Bond Court, Walbrook, E.C.4; and MESSRS. URRY, WOODS & PETHICK, St. John's Chambers, Ventnor, I.O.W.; and with orders to view of GEORGE TROLLOPE & SONS, 25, Mount St., Grosvenor Sq., W.1.

AN UNIQUE AND AN UNUSUAL OPPORTUNITY
FOR A GENTLEMAN FARMER.

26 MILES FROM LONDON



Amidst the Kentish Hills, within a short drive of Edenbridge and Sevenoaks.

MODEL FARM, with beautiful old black and white Elizabethan House, 500ft. up, in perfect order. Oak-beamed lounge hall, oak-panelled dining room, morning and drawing rooms, excellent offices, eleven bedrooms, three bathrooms.

Electric light and telephone.

EXQUISITE OLD-WORLD GARDENS.

Garage, stabling, model farm buildings for pedigree stock and six cottages; first-class pastures, well placed woods; in all about

480 ACRES.

For its size providing quite a good sporting shoot. Illustrated brochure and particulars may be obtained of the Sole Agents, GEORGE TROLLOPE & SONS, 25, Mount Street, London, W.1.



July 18th, 1925.

Supplement to COUNTRY LIFE.

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Telegrams:
"Wood, Agents (Audley),
London."

JOHN D. WOOD & CO.

6, MOUNT STREET, GROSVENOR SQUARE, LONDON, W.1.

Telephones:
Grosvenor 2130
" 2131

**NORTHANTS**

IN THE HEART OF THE PYTCHELY HUNT; UNDER FIVE MILES FROM KENNELS.

"GUILSBOROUGH HALL."*In perfect order, a large sum having been recently spent on improvements.*

THIS CHARMING STONE-BUILT CREEPER-CLAD JACOBEAN RESIDENCE, built about 1640, in interesting historic neighbourhood, 600ft. above sea, having drive with lodge entrance; contains in suites about fourteen principal bed and dressing rooms, seven bathrooms, lounge hall, three reception rooms, billiard room, dance room, excellent offices.

CHARMING ROOF GARDEN.

BEST STABLES IN THE COUNTY, with fourteen loose boxes; TWO GARAGES, etc., and men's rooms over. Thoroughly up to date and replete with every modern comfort.

ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE.
MAIN DRAINAGE. ABUNDANT WATER SUPPLY.

GOLF. POLO AT RUGBY (twelve miles). **ROUGH SHOOTING.**
CHARMING OLD GROUNDS, with good tennis lawns, walled kitchen gardens, and beautifully timbered park; in all about

42 ACRES,

including BUNGALOW and COTTAGE. Will be offered by AUCTION, in the autumn, unless previously Sold. For SALE immediately at moderate price. Furniture if desired. Plans and other photographs at offices.—Inspected and highly recommended by Messrs. JOHN D. WOOD & CO., 6, Mount Street, W.1.

ALLESTREE HALL, DERBYSHIRE*About two miles from the county town, with its excellent express services to London, Manchester, Sheffield, Nottingham, etc.*

THE BEAUTIFUL ADAM RESIDENCE stands on high ground in the centre of the **PARK OF 255 ACRES,**

commanding charming views across the LAKE OF ELEVEN ACRES and surrounding country. Two halls, five reception rooms, winter garden, fourteen principal bed and dressing rooms, five bathrooms, and complete offices and excellent servants' accommodation.

ELECTRIC LIGHT. **CENTRAL HEATING.**
 Stabling, garage, three lodges, cottages, etc.

DELIGHTFUL TERRACED GARDENS

on a southerly slope, yew-hedged formal garden with lily pool and fountain, rose pergolas, etc., walled kitchen garden; moderate upkeep.

HOME FARM IN HAND, TWO FARMS AND ACCOMMODATION LAND NOW LET, the whole comprising about

417 ACRES

In a ring fence, perfectly secluded and yet possessing very valuable frontages.

Inspected and strongly recommended by Messrs. JOHN D. WOOD & CO., 6, Mount Street, London, W.1, who have plans and photos. (5697.)



BY DIRECTION OF SIR ALFRED DENT, K.C.M.G., J.P.

FREEHOLD, AS A WHOLE.**EARLY POSSESSION.****"RAVENSWORTH," EASTBOURNE***In the best part of the Town; close to the Downs.***ONE OF THE BEST DESIGNED AND EQUIPPED HOUSES ON THE SOUTH COAST.**

Ten minutes' walk from the sea, and about one mile from the railway station, and only five minutes' walk from the golf links.



MOST CONVENIENTLY ADAPTED FOR ENTERTAINING.
 With a fine suite of reception rooms, with exceptionally good domestic offices, lounge hall, four reception and billiard rooms, sixteen bed and dressing rooms, four bathrooms.

Electric light, Company's water and gas, main drainage, electric cables for radiators. Every conceivable comfort and convenience.

Perfect seclusion in the gardens is afforded by their being carefully designed, and all the reception rooms look out on to terraces, with bright flower-beds and across velvety lawns with masses of evergreen and forest timbering; three lawns with ample room for croquet and tennis courts, large kitchen and flower gardens with wide asphalt walks; stabling, chauffeur's flat and gardener's cottage, and two other cottages, which can be utilised if desired; in all about

FOUR-AND-A-HALF ACRES.

JOHN D. WOOD & CO., and OAKDEN & CO. (acting in conjunction) are instructed to offer the above Property for SALE by AUCTION at the Saffrons Rooms, Eastbourne, on Thursday, July 23rd, 1925, at 3 p.m. (unless Sold Privately meanwhile).

Solicitors, Messrs. STEPHENSON, HARWOOD & TATHAM, 16, Old Broad Street, E.C. 2.

Auctioneers' Offices, Messrs. OAKDEN & CO., Cornfield Road, Eastbourne; and Messrs. JOHN D. WOOD & CO., 6, Mount Street, London, W.1.

N.B.—An offer to Purchase the Property to include the whole of the valuable contents will be privately considered prior to the Auction Sale.

BY DIRECTION OF O. GRAHAM TOLER, ESQ.

WESTMOOR GREEN HOUSE, SLOUGH
BUCKINGHAMSHIRE.*One-and-a-quarter miles from Slough and Langley Stations, 20 to 30 minutes' daily service on G.W. main line.*

THIS CHARMING GEORGIAN FREEHOLD RESIDENCE, approached by drive from lodge entrance: hall, three reception, two bath and eight bedrooms, heated linen closet, two staircases, compact offices, all modern conveniences.

Electric light. Telephone. Company's water. Modern drainage.

GARAGE, STABLING, ETC. **DELIGHTFUL WELL-TIMBERED GARDENS.**

Two tennis courts, kitchen garden, orchard, paddocks; in all about

NINE ACRES.

Which will be OFFERED by AUCTION by Messrs.

BUCKLAND & SONS and

JOHN D. WOOD & CO.

(in conjunction) at the LONDON AUCTION MART, 155, Queen Victoria Street, E.C. 4, on TUESDAY, JULY 21st, 1925, at 2.30 p.m. (unless previously Sold).

Solicitors, Messrs. PETCH & CO., 42, Bedford Row, W.C.

Auctioneers' Offices, Messrs. BUCKLAND & SONS, Windsor and Slough; JOHN D. WOOD and Co., 6, Mount Street, London W.1.

**JOHN D. WOOD & CO., 6, MOUNT STREET, LONDON, W.1.**

KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. 1.

BY DIRECTION OF EDGAR W. TINDALL, ESQ.

YORKSHIRE THE EAST RIDING

BETWEEN MALTON AND SCARBOROUGH.

Six-and-a-half miles from Malton and fourteen miles from Scarborough. Railway stations at Knapton on the Estate, Heslerton three miles and Malton.



THE RESIDENTIAL, AGRICULTURAL AND SPORTING PROPERTY,

THE KNAPTON HALL ESTATE,

extending to about 2,900 ACRES,

including

THE GEORGIAN STYLE MANSION, situated in a miniature park and containing five reception rooms, billiard room, twelve bedrooms, two bathrooms and complete domestic offices.

CENTRAL HEATING, AMPLE WATER SUPPLY.

GARAGE, STABLING AND FARMERY.

MATURED PLEASURE GROUNDS.

FIFTEEN CAPITAL CORN-GROWING AND SHEEP FARMS, allotments, small holdings, cottage properties, woodlands. THE VILLAGES OF EAST AND WEST KNAPTON, and the advowson of St. Edmunds, Knapton.

EXCELLENT SHOOTING. TITHE AND LAND TAX FREE.

To be offered for SALE by AUCTION at an early date (unless Sold previously by Private Treaty).—Solicitors, Messrs. SOULBY & RIDGE, Malton, Yorkshire. Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.

BY THE DIRECTION OF THE MACKINTOSH OF MACKINTOSH

INVERNESS-SHIRE

TWELVE MILES FROM TOMATIN STATION, IN THE PARISHES OF MOY AND DALROSSIE.

FOR SALE BY PRIVATE TREATY, THE NOTED ESTATE OF

COIGNAFEARN

ONE OF THE FINEST SPORTING PROPERTIES IN THE HIGHLANDS, extending to an area of about

39.000 ACRES



including the WELL-KNOWN FOREST AND CELEBRATED GROUSE MOOR. *The Lodge is fitted with all modern conveniences.* It contains entrance hall, large central hall, three reception rooms, 22 bed and dressing rooms, three bathrooms, and usual domestic offices. The moor is excellent both for driving and dogging and over 5,000 brace have been shot in a season. Over 100 stags may be killed in the Forest, the average for the last four years being 69.

SOLE RIGHT OF SALMON AND TROUT FISHING IN THE RIVER FINDHORN *ex adverso* of the lands, affording first-class sport.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1; Edinburgh and Glasgow.

BY DIRECTION OF THE EXECUTORS OF THE LATE MISS R. PENNETHORNE.

ISLE OF WIGHT

THE BEAUTIFUL FREEHOLD RESIDENTIAL AND SPORTING PROPERTY,
known as the

HAMSTEAD ESTATE,

lying between Newport and Yarmouth and possessing magnificent views over the Solent, with Yacht anchorage. It includes:

HAMSTEAD HOUSE, containing five reception rooms and ten principal bed and dressing rooms, good offices,

THE GRANGE, the accommodation of which comprises three reception rooms, nine bed and dressing rooms, bathroom, ample offices,

SEVEN FARMS and smallholdings, several country cottages, woodlands, manorial rights.

MAGNIFICENT SITES FOR BUILDING,
WITH MAIN WATER SUPPLY.

ONE OF THE FINEST SPORTING PROPERTIES IN THE ISLAND.

The whole extending to about

851 ACRES.

To be offered for SALE by AUCTION, at the Unity Hall, Newport, Isle of Wight, on Thursday, August 13th, 1925 (unless previously Sold Privately).

Solicitors, Messrs. DOWSONS & SANKEY, 7, St. James's Place, S.W. 1. Land Agents, A. A. H. WYKEHAM, Esq., Pitt Place, Brightstone, Isle of Wight; and THE COUNTRY GENTLEMAN'S ASSOCIATION, LTD., Carlton House, Regent Street, S.W.1. Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.



KNIGHT, FRANK & RUTLEY, { 20, Hanover Square, W. 1.
AND { 90, Princes Street, Edinburgh.
WALTON & LEE, { 78, St. Vincent Street, Glasgow.
{ 41, Bank Street, Ashford, Kent.

(Knight, Frank & Rutley's advertisements continued on pages iii., v., xv. and xxvi. to xxix.)

Telephones:
3066 Mayfair (4 lines).
146 Central, Edinburgh.
2716 " Glasgow.
17 Ashford.

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KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. 1.

BY DIRECTION OF G. E. WODEHOUSE, ESQ.

HERTFORDSHIRE

Hertford three and-a-half miles. Hatfield three-and-a-half miles. Broxbourne seven miles.

**THE BEAUTIFUL RESIDENTIAL AND SPORTING ESTATE,
WOOLMERS PARK,**

with the HISTORICAL OLD MANSION, standing in a finely timbered park, guarded by two lodges, with OLD-WORLD GARDENS sloping down to the River Lea, which affords GOOD TROUT FISHING; walled kitchen gardens.

THE HOME FARM WITH COTTAGES. WOODLANDS OF 77 ACRES
The well-known "Spring" with waterfall and unfailing supply.

ATTRACTIVE BUILDING SITES; the whole extending to an area of about

251 ACRES.

To be offered for SALE by AUCTION, in the Hanover Square Estate Room, on Wednesday, July 29th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. LONGMORES, Hertford.
Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.

GARDEN FRONT.

CENTRAL HEATING.

MAIN DRAINAGE.

COMPANY'S GAS AND WATER.

THE GROUNDS

are entirely enclosed by the walls of the ANCIENT KEEP and a singular charm is lent to these by the RUINS OF THE EPISCOPAL CHAPEL. Another feature is the BEAUTIFUL WALLED GARDEN, wide spreading pleasure grounds, rose beds, en-tout-cas tennis court, kitchen garden and pastureland; in all about

73 ACRES.

FIVE COTTAGES.

GARAGE FOR FOUR.

HUNTING.

GOLF.

RACING.

To be offered for SALE by AUCTION in the Hanover Square Estate Room, on Thursday, July 23rd, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. ATKINSON & STAINER, 15, High Street, Hythe, Kent.

Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.



MAIN ENTRANCE.

BY DIRECTION OF THE VENERABLE ARCHDEACON AND MRS. POTTER.

SURREY*Two miles from Godalming, six miles from Guildford.*

THE HISTORICAL FREEHOLD PROPERTY, known as

RAKE MANOR, MILFORD.

THE TUDOR RESIDENCE, the principal part of which dates from Circa 1602, has been restored and enlarged under the direction of Sir Edwin Lutyens and Mr. Baillie-Scott, and is a remarkably fine example of Tudor-Elizabethan architecture, with walls of half-timbering and herringbone brickwork and tiled roof. It contains living hall, drawing and dining rooms, old oak-panelled parlour, library, billiard room, the original oak staircase, ten bedrooms, dressing and bathrooms, and offices. The Manor stands 5ft. above the level of the lake and well back from it.

Electric light, private water supply, modern drainage, central heating, telephone; garage, stabling, entrance lodge, two cottages.

Secondary Residence. Rake cottage.

OLD-WORLD GARDENS, with the ancient bowling green and carp pool (now an ornamental lake), spreading lawns, and XVIIth century dovecote; park, pasture and arable land; in all about

87 ACRES.

To be offered for SALE by AUCTION, as a whole or in Lots, in conjunction with Messrs. STUART HEPBURN & CO., in the Hanover Square Estate Room, on Wednesday, July 29th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, L. L. MARSDEN, Esq., 4, Serjeants' Inn, E.C. 4; and C. E. HART, Esq., Godalming.

Auctioneers, Messrs. STUART HEPBURN & CO., 39-41, Brompton Road, Knightsbridge, S.W. 3; and Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.



KNIGHT, FRANK & RUTLEY, { 20, Hanover Square, W. 1.
 AND { 90, Princes Street, Edinburgh.
WALTON & LEE, { 78, St. Vincent Street, Glasgow.
 { 41, Bank Street, Ashford, Kent.

(Knight, Frank & Rutley's advertisements continued on pages iii., v., xiv. and xxvi. to xxix.)

Telephones:
 3006 Mayfair (4 lines).
 146 Central, Edinburgh.
 2718 " Glasgow.
 17 Ashford.

Telephone : 4708 Gerrard (2 lines).
Telegrams : "Cornishmen, London."

TRESIDDER & CO.

87, ALBEMARLE STREET, W.1.

HISTORICAL RESIDENCE.

6 UP TO 76 ACRES.

KENT (beautiful part).—For SALE, a very attractive old Kentish HOUSE, with historical associations, of mellowed red brick and tile. Halls, 4 reception, 2 bathrooms, 10 bedrooms. Telephone. Electric light. Co.'s water. Central heating. Garages and stabling, cottage, excellent farmbuildings; delightful grounds, tennis, croquet and other lawns, kitchen garden, productive arable land and sound pasture. INTERSECTED BY STREAM, affording coarse fishing. Hunting. Shooting. Golf. Sole Agents, TRESIDDER & CO., 37, Albemarle St., W.1.

8,000 ACRES OF SHOOTING AND 1½ MILES OF FISHING (OPTIONAL).

SALOP AND MONTGOMERY

(borders) : 2 miles station, 15 Oswestry, 25 Shrewsbury; occupying a magnificent position 1,000ft. above sea level. An attractive little SPORTING PROPERTY, including a House, containing

Hall, 2 or 3 reception rooms, 2 bathrooms, 8 bedrooms. Hand-basins (h. and c.) in all bedrooms; central heating, excellent water supply, electric light available, modern drainage; garage and cottage; pleasure grounds, and about 40 acres of pasture.

PRICE, FREEHOLD, £3,000. MIGHT BE LET.

TRESIDDER & CO., 37, Albemarle St., W.1. (9429.)

324 ACRES.

KENT (easy reach of important market town and junction station).—For SALE, a valuable RESIDENTIAL AND SPORTING PROPERTY, comprising a charming old brick and tiled Residence, containing quantity of oak beams.

Billard room, 2 reception, bathroom, 6 or 8 bedrooms. Petrol gas; gardens; garage, 2 cottages, excellent farm-buildings; excellent pastureland, thriving woodlands. Fishing, golf, hunting. Ponds frequented by wild duck.

TRESIDDER & CO., 37, Albemarle St., W.1. (12,741.)

SOUTHAMPTON WATER

(5 minutes station; situated in park-like grounds).—A very attractive RESIDENCE, containing Lounge hall, 3 reception rooms, loggia, 2 bathrooms, 7 bedrooms, etc.

Co.'s water, telephone, modern drainage, petrol gas; garage with room over; charming grounds with tennis court, Dutch garden, kitchen garden and grassland. The Property is

BOUNDED BY THE RIVER HAMBLE

with boathouse, private hard and yacht berths.

£4,750 WITH 21 ACRES.

£3,750 WITH 18 ACRES.

or would be LET, unfurnished.

TRESIDDER & CO., 37, Albemarle St., W.1. (13,096.)

GLOS (5 minutes market town and station).—Very attractive RESIDENCE, approached by 2 carriage drives with lodge at each entrance.

Hall, 4 reception rooms, billiard room, 2 bathrooms, 18 bed and dressing rooms.

Electric light, gas; dry, sandy soil; extensive out-buildings, including stabling, garage and 3 cottages; charming garden with lawns, walled kitchen garden and excellent grassland; in all 55 ACRES, including a lake ¼ mile long, affording good fishing and boating. PRICE £8,000, or near offer, the larger portion of which could remain on mortgage.

TRESIDDER & CO., 37, Albemarle St., W.1. (5852.)

£6,500 FOR HOUSE AND GROUNDS.

BERKS (35 minutes Paddington; sandy loam soil).—An attractive and exceptionally well-built RESIDENCE. Halls, 4 reception rooms, 2 bathrooms, 19 bed and dressing rooms.

Telephone, central heating, Co.'s water; stabling, garage. The GROUNDS ARE A CHARMING FEATURE, tennis and croquet lawns, range of glasshouses, cottage, and meadowland; in all about 10 ACRES. Extra land up to 26 acres with 5 cottages and farmery optional.

TRESIDDER & CO., 37, Albemarle St., W.1. (11,858.)

FOR SALE OR TO LET, UNFURNISHED.

SOMERSET (1 mile station, 12 miles Bristol; occupying a charming position within easy reach of the coast).

A GENUINE JACOBEAN MANOR HOUSE, containing a quantity of old paneling and plaster work. Hall, 4 reception, 8 bed and dressing rooms, 2 bathrooms.

Central heating, telephone, electric light available, excellent water supply, modern drainage; garage, stabling, 2 cottages, FINE OLD JACOBEAN BARN and good outbuildings. The grounds include large walled garden, orchard, paddock, etc.; in all about 6 acres. A further 7 acres can be rented, making in all

13 ACRES.

TRESIDDER & CO., 37, Albemarle St., W.1. (14,027.)

£250 PER ANNUM, UNFURNISHED.

SUFFOLK (1½ hours' rail London; high ground).—An attractive red-brick

GEORGIAN RESIDENCE, IN GRAND PARK, approached by carriage drive with lodge entrance. Billiard room, 4 reception rooms, 3 bathrooms, 18 bedrooms. Acetylene gas, water by engine, central heating, telephone.

Stabling for 6, garage; delightful grounds, tennis, croquet and other lawns, yew hedges, excellent walled kitchen garden, glasshouses, and pasture; in all about 25 acres. Shooting. Golf. Hunting.

TRESIDDER & CO., 37, Albemarle St., W.1. (11,148.)

BARGAIN £4,000.

WORCESTER (3 miles of).—Charmingly placed mellow old red-brick

RESIDENCE, approached by imposing AVENUE OF STATELY ELMS.

Lounge hall, billiard room, 3 reception rooms,

3 bathrooms, 12 bedrooms.

Electric light; modern conveniences; lodge, excellent stabling and garage; beautifully timbered grounds of 8 acres, tennis lawn, kitchen garden, etc. Pasture orchard and more land if required.

TRESIDDER & CO., 37, Albemarle St., W.1. (8427.)

'Phone :
Grosvenor 1626.

Established 1885.

MESSRS. PERKS & LANNING

LAND AND ESTATE AGENTS,

37, Clarges Street, Piccadilly, W.1, and 32, High Street, Watford.

'Phone :
Watford
687 and 688



ABSOLUTE SECLUSION.

CHILTERN HILLS.—The above delightful XVth century RESIDENCE, full old oak, standing in five or twelve acres, to be SOLD. Five bed, bath, two reception; stabling, tennis court; Co.'s water. Magnificent views. Inspected and highly recommended.

£2,750 STEVENAGE DISTRICT.—Seven bed, bath, four reception; garage, stabling; two-and-a-half acres.

£3,000 PUCKERIDGE HUNT.—Thirteen bed, bath, four reception; two cottages; six acres. A bargain.

£3,750 CHESHAM, BUCKS.—Six bed, bath, three reception; six-and-a-half acres. Magnificent views. Electric light.

£5,500 KING'S LANGLEY DISTRICT.—Nine bed and dressing, two bath, three reception; garage two cars; central heating; beautiful views and grounds.

BANKS OF THE AVON (three miles from the sea).—Furnished at once. Old-fashioned HOUSE, with large gardens; eight or more beds, two baths; garage and gas lighting. (F 325.)

£900.—Old-world TUDOR COTTAGE on the Gloucester Borders. Two oak-beamed sitting rooms, four beds, conservatory and pretty garden. (6849.)

SUSSEX.—Oak-beamed FARMHOUSE and five acres. Six beds, two reception, bath; Company's water and gas. Price only £1,950. (6818.)



SURREY (three miles from a good town, in old-world gardens of about six or more acres).—Twelve beds, four reception, bath, gallery, hall; electric light, telephone and Company's water; stabling, garage and cottage. Price £6,000.—Apply PERKS & LANNING, as above. (6817.)

BRACKETT & SONS

TUNBRIDGE WELLS, and 84, CRAVEN ST., CHARING CROSS, W.C.2.



£2,000 EAST SUSSEX.—An old SMUGGLER'S HOUSE with 30-mile view to the sea, containing secret staircase. Two reception rooms, seven bedrooms, bathroom and ground floor offices, including servants' hall.

CENTRAL HEATING.
GAS.
TELEPHONE.
MAIN WATER.

Garage and stabling; gardens including tennis court; in all about

THREE-QUARTERS OF AN ACRE.

FREEHOLD.

More land can be had if desired. (Folio 31879.)



£3,850 TUNBRIDGE WELLS (outskirts) Singularly attractive modern FREEHOLD RESIDENCE situated within easy reach of two main line stations with first-class train services to London. The accommodation of the Residence is all on two floors and includes six bedrooms, bathroom, linen room, lounge about 30ft. by 18ft., dining room and excellent domestic offices; electric light and heat, gas, main water. The attractive gardens include tennis and other lawns, kitchen garden with fruit trees, etc.; in all about ONE ACRE. Site for garage. (Folio 31958.)

ILLUSTRATED PARTICULARS of the foregoing with plans may be obtained of the respective Solicitors, and of the Auctioneers, as above.

MORTGAGEE'S SALE.

"DOLES FARM COTTAGE," WOKINGHAM, BERKS.—Old fashioned, with all modern conveniences; cloakroom, three reception, five bedrooms, bathroom; farmbuildings, and few acres. Also other villas and building plots. For SALE Privately, or by AUCTION July 28th next.—Solicitors, Messrs. CLIFFORD, WEBSTER, ENMETT & COOTE, 61, Carey Street, Lincoln's Inn, W.C.2. Auctioneers, WRIGHT BROS., 16, Friar Street, Reading.

ALDEBURGH (Suffolk coast; first-class golf and yachting).—RESIDENCE, with three reception, four bedrooms, bathroom, etc.; electric light; good garden, tennis court, etc.—Full particulars of WOODCOCK & SON, Estate Agents, Aldeburgh.

MESSRS. CRONK

ESTATE AGENTS AND SURVEYORS,
KENT HOUSE, 1B, KING STREET, ST. JAMES'S,
S.W. 1, and SEVENOAKS, KENT.

Established 1845. Telephones, 1195 Regent; 4 Sevenoaks.

AT A LOW PRICE.

SURREY AND KENT BORDER (nineteen miles from London; 750ft. above sea level, sheltered from N. and E.).—Attractive COUNTRY FREEHOLD RESIDENCE on two floors, eight bed, two bath and three reception rooms, lounge hall, etc.; garage and stabling; beautifully matured gardens of one-and-a-half acres; land and cottage, if required; water, petrol gas and telephone. Messrs. CRONK, as above. (10,047.)

HAYWARDS HEATH (Sussex).—Attractive modern Bungalow RESIDENCE in six acres, standing 250ft. above sea level and containing six bed, bath and two reception rooms, housekeeper's room and usual office; stabling and garage; well-timbered grounds, flower and kitchen gardens; gas and water, electric light available; two miles station. Freehold £2,300, might Let, Furnished.—Messrs. CRONK, as above. (10,039.)

TO BE LET, UNFURNISHED.

KENT (27 miles from London and two-and-a-half miles from station).—Comfortable COUNTRY RESIDENCE, in charming grounds of 20 acres; nine bed, two bath and three reception rooms; stabling, garage and two cottages; tennis lawn, orchard and meadows; central heating, gas, water and telephone.

Messrs. CRONK, as above. (5182.)

EARLY VACANT POSSESSION.

SHORTWOOD HILL, PUCKLECHURCH. Within six miles of Bristol, nine miles of Bath and two miles of Mangotsfield Station, on the L.M.S. Ry.

GEO. NICHOLS, YOUNG, HUNT & CO., in conjunction with

WM. COWLIN & SON, LTD. are instructed to SELL by AUCTION, at their Saleroom, Demerara House, Colston Avenue, Bristol, on

Thursday, July 23rd, 1925, at 3 p.m.

ATTRACTIVE COUNTRY RESIDENCE

known as

"SHORTWOOD LODGE,"

containing 18A. 3R. 9P.

Plans, particulars, with view and conditions of Sale are being prepared and may when ready be obtained of the Auctioneers, Demerara House, Colston Avenue, Bristol; or of WILLIAM COWLIN & SON, LTD., Victoria Street, Clifton; or of Messrs. MACDONALD, LONGRIGG & PYE-SMITH, Solicitors, 37, Gay Street, Bath.

WESTON-SUPER-MARE for Health and Happiness.—Superior FLATS to LET in beautiful and healthy positions and surroundings (sea and land views); self-contained, beautifully decorated, every modern and sanitary convenience; rentals (inclusive) £55 to £150 yearly; 200 flats owned; no premiums, fixtures free.—Apply HENRY BUTT.

July 18th, 1925.

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Telegrams:
"Estate, c/o Harrods, London."

Branch Office : "West Byfleet."

HARRODS Ltd.
62 & 64, BROMPTON ROAD, LONDON, S.W. 1.
(OPPOSITE MESSRS. HARRODS LTD. MAIN PREMISES.)

Telephone No.:
Western One (85 lines).
Telephone : 149 Byfleet.



IN THE WELL-KNOWN NEEDWOOD FOREST DISTRICT.

CENTRE OF THE MEYNELL HUNT

EXCEPTIONALLY ATTRACTIVE RESIDENCE, standing 400ft. up, commanding excellent views and approached by a drive with lodge. Hall, billiard room, three reception rooms, thirteen bedrooms, bathroom, and good offices. CENTRAL HEATING. GOOD WATER SUPPLY. MODERN DRAINAGE. ACETYLENE GAS.

CHARMING WELL-TIMBERED PLEASURE GROUNDS, rose garden, sunk garden, tennis court, walled kitchen garden. Ample stabling and two cottages. Home farm with farmhouse and farmbuildings, and three cottages; the total area of the Property being

ABOUT 20 OR 176 ACRES.

THE PROPERTY SHOWS A GOOD RETURN AND IS FOR SALE AT A VERY LOW FIGURE.

HUNTING, FISHING AND SHOOTING.

Strongly recommended by the Sole Agents, HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.



A CITY MAN'S HOME.

LOW PRICE, £6,250.

SURREY

OVERLOOKING STREATHAM COMMON.

SPLENDID HOUSE. CONVENIENT SITUATION. EVERY CONVENIENCE.

MOST ATTRACTIVE AND BEAUTIFULLY-FITTED FREEHOLD RESIDENCE, occupying fine open position, commanding splendid views towards Purley Downs.

Fine entrance hall, three reception rooms, billiard room, thirteen bedrooms, three bathrooms and complete offices.

ELECTRIC LIGHT. CO.'S WATER AND GAS. TELEPHONE. CENTRAL HEATING. MAIN DRAINAGE. CONSTANT HOT WATER.

Lodge, garage and stabling, with rooms over. Outbuildings.

THE DELIGHTFUL PLEASURE GROUNDS form a feature of the property, being inexpensive to maintain, splendidly timbered, and including tennis and croquet lawns; ornamental flower garden and flagged path, productive kitchen garden, with glasshouses, plantations, rosebeds and fine pergola, etc.

IN ALL ABOUT TWO ACRES.

Inspected and recommended by the Sole Agents, HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.

**FINEST SITUATION ON THE CHILTERNNS**

Extensive views over a private park of great beauty, yet only 45 minutes from Town.

MODERN UP-TO-DATE RESIDENCE, containing two reception rooms, full-size billiard or dance room, eight to ten bed and dressing rooms, bathroom and usual offices.

COMPANY'S WATER, GAS. TELEPHONE. GARAGE.

WELL-MATURED PLEASURE GROUNDS.
IN ALL ONE-AND-A-HALF ACRES.

PRICE, FREEHOLD, £3,500.
OPEN TO A REASONABLE OFFER.

Joint Sole Agents, Messrs. PRETTY & ELLIS, of Great Missenden, and HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.

**A DELIGHTFUL PROPERTY. LOW PRICE.
ON THE BORDERS OF KENT AND SUSSEX**

DELIGHTFUL FREEHOLD CHARACTER HOUSE, occupying a beautiful and healthy position on high ground, commanding fine distant views. Entrance and inner halls, spacious lounge, three handsome reception rooms, gun room, eleven principal bed and dressing rooms, servants' rooms, three well-fitted bathrooms and offices. ELECTRIC LIGHT, CENTRAL HEATING, COMPANY'S WATER.

MODERN SANITATION, TELEPHONE. Cottage, garage, outbuildings.

HOME FARM, WITH GOOD HOUSE AND HOMESTEAD.

CHARMING AND INEXPENSIVE GROUNDS.

Including two tennis and other lawns, herbaceous borders, a choice collection of ornamental trees and shrubs; Dutch garden with lily pond, walled kitchen garden, together with several enclosures of rich pasture and arable land; also plantations and woodlands;

IN ALL ABOUT 20 OR 81 ACRES.

Inspected and strongly recommended by Sole Agents, HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.

**WORCESTERSHIRE**

Standing on high ground, commanding fine views extending to the Severn Valley and Malvern Hills, amidst park-like surroundings. Hunting, boating, fishing, and golf within easy reach, whilst shooting can be had in the neighbourhood.

CHARMING OLD RED-BRICK RESIDENCE, approached by an imposing avenue drive, convenient for station, shops, church, etc.

Louge hall, three reception, billiard room, twelve bed and dressing rooms, three bathrooms, complete offices.

EXCELLENT WATER SUPPLY. ELECTRIC LIGHT.

Stabling, garage, and other outbuildings. CHARMINGLY DISPOSED AND WELL-MATURED GARDENS AND GROUNDS, including terrace garden, sunk rose garden, small formal garden with lily pond, wild garden, walled kitchen garden, herbaceous borders, etc.

IN ALL ABOUT EIGHT ACRES.

PRICE UPON APPLICATION.

HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.

**ASCOT**

CLOSE TO GOLF AND RACECOURSE.

CONVENIENTLY ARRANGED HOUSE, on two floors, and containing LOUNGE HALL, TWO RECEPTION, FOUR BEDROOMS, AND BATHROOM.

CO.'S WATER. GAS. MODERN DRAINAGE. Carefully laid-out grounds, with lawn, herbaceous borders, kitchen garden.

IN ALL ABOUT ONE ACRE.

IMMEDIATE POSSESSION.

HARRODS (Ld.), 62-64, Brompton Road, S.W. 1.

Telephone:
Grosvenor 1440 (two lines).

WILSON & CO.
14, MOUNT STREET, LONDON, W.1; and at YEOVIL.

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THE SUBJECT OF AN ILLUSTRATED ARTICLE IN "COUNTRY LIFE."

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Convenient for Haywards Heath, Crawley and Balcombe Stations.

UNDER AN HOUR FROM LONDON AND WITHIN
25 MINUTES OF BRIGHTON.

300FT. ABOVE SEA LEVEL.

SOUTH ASPECT.

For many years the home of the late Mr. Percy Macquoid,
and

UNQUESTIONABLY ONE OF THE MOST BEAUTIFUL OF THE SMALLER COUNTRY HOMES OF SUSSEX.



AN ELIZABETHAN HOUSE OF QUIET CHARM AND CHARACTER

IN MOST PERFECT ORDER AND UPON WHICH WITHIN RECENT YEARS AN ENORMOUS AMOUNT OF MONEY HAS BEEN LAVISHED.

NOTABLE FEATURES INCLUDE SUPERB OLD PANELLING, MASSIVE OLD OAK BEAMS, VERY FINE OPEN FIREPLACES, OAK DOORS AND FLOORS, CHARMING STAIRCASE OF EARLY GEORGIAN CHARACTER, MULLIONED WINDOWS.

ELECTRIC LIGHT.

CENTRAL HEATING.

TELEPHONE.

MAIN WATER SUPPLY.

MODERN DRAINAGE.



The accommodation includes

THIRTEEN BEDROOMS, FOUR SPLENDIDLY FITTED BATHROOMS, CHARMING LOUNGE HALL, THREE FINELY PANELLED RECEPTION ROOMS, LOGGIA, WHITE-TILED DOMESTIC OFFICES.

TWO GARAGES AND OTHER BUILDINGS.

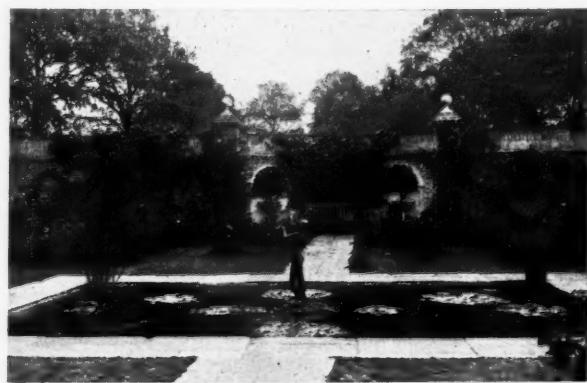
MODEL FARMERY.

FOUR CAPITAL COTTAGES, all with bathrooms and having electric light and main water laid on.

IDEAL AND BEAUTIFUL OLD-WORLD GARDENS

with LOVELY OLD LAWNS, STONE-PAVED TERRACE, ITALIAN GARDEN with delightful old red brick walls, ORNAMENTAL WATER, splendid KITCHEN GARDEN with range of GLASSHOUSES, PARK-LIKE MEADOWS.

ABOUT 20 ACRES



FOR SALE PRIVATELY NOW, OR BY AUCTION IN SEPTEMBER.

Sole Agents and Auctioneers, WILSON & CO., 14, Mount Street, London, W.1.

July 18th, 1925.

Supplement to COUNTRY LIFE.

xix.

Telephone :
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FIRST-RATE HUNTING AND SHOOTING.

NEARLY THREE MILES OF EXCELLENT TROUT FISHING, BOTH BANKS THREE HOURS OF LONDON.

GENUINE STONE TUDOR MANOR HOUSE
ONE OF THE BEST SPECIMENS OF ITS PERIOD IN THE COUNTRY.

DELIGHTFUL OLD MATURED GARDENS. SEVERAL FARMS. LOW OUTGOINGS. COTTAGES. SUBSTANTIAL INCOME.
WELL-PLACED COVERTS CAPABLE OF HOLDING A LARGE HEAD OF GAME AFFORDING SHOOTING OF THE HIGHEST ORDER.
EXCELLENT PARTRIDGE GROUND.

ESTATE IS INTERSECTED BY A WELL-KNOWN TROUTING RIVER. FIRST-RATE HUNTING.

FOR SALE WITH 3,000 ACRES.

OR MIGHT BE DIVIDED AND SOLD WITH JUST UNDER

2,000 ACRES.

Details of Messrs. COLLINS & COLLINS. (Folio 8210.)

FOR SALE AT A VERY MODERATE PRICE.

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WITHIN EASY REACH OF NEWBURY.

GENTLEMAN'S SPORTING AND FARMING ESTATE, 1,600 ACRES,

AFFORDING SOME OF THE BEST SHOOTING IN THE COUNTY.

600 BRACE OF PARTRIDGES, 700 WILD PHEASANTS KILLED. COVERTS CAPABLE OF HOLDING 2,000 TO 3,000 BIRDS.
600 HARES. HUNTING.

SMALL STONE-BUILT GEORGIAN HOUSE.

BAILIFF'S HOUSE. COTTAGES. EXCELLENT FARMBUILDINGS.

SPLENDID GALLOPS ON THE DOWNS FOR TRAINING HORSES.

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350FT. UP. GRAVEL SOIL.

FREEHOLD RESIDENTIAL ESTATE.

200 ACRES.

OF WELL-TIMBERED PARKLAND. WELL-APPOINTED RESIDENCE; nineteen bed and dressing rooms, four bathrooms, four reception rooms.

Electric light. Central heating.

HOME FARM. 50 ACRES WOODLAND.

FIVE COTTAGES. GOLF.

Orders to view of Messrs. COLLINS & COLLINS.

WARWICKSHIRE

FREQUENT TRAIN SERVICE.

GENTLEMAN'S FARMING ESTATE.

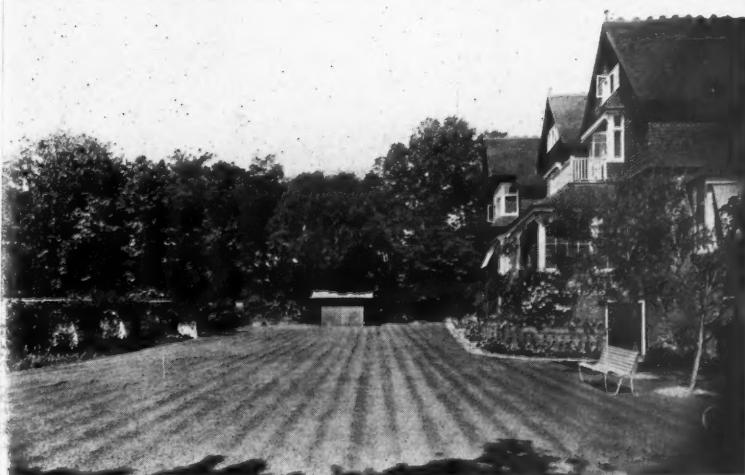
240 ACRES.

Nearly all RICH GRASSLAND, ADMIRABLY SUITED FOR A PEDIGREE HERD.
OLD STONE-BUILT HOUSE in excellent order; eight bedrooms, four reception rooms, two bathrooms.

FINE RANGE OF FARMBUILDINGS.
GOOD LAND.

HUNTING. POLO.

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SUSSEX EASTBOURNE

ABOUT AN HOUR-AND-A-HALF FROM TOWN; CLOSE TO THE SEA AND DOWNS.

ATTRACTIVE MODERN RESIDENCE.

FOURTEEN BEDROOMS. TWO BATHROOMS,
FOUR RECEPTION ROOMS, DANCE ROOM.

Very fine winter garden and balcony.

CENTRAL HEATING. ELECTRIC LIGHT. MODERN SANITATION.

DELIGHTFUL GARDENS, perfectly secluded, include :

Tennis and Ornamental lawns, rock gardens and paved courtyard, beautiful rose walks and pergolas, fruit and kitchen gardens; in all about TWO ACRES.

GARAGES FOR FOUR CARS. EXTENSIVE STABLING.

TO BE SOLD, FREEHOLD.

Personally inspected and recommended by the Agents, Messrs. COLLINS & COLLINS.

BERKSHIRE HILLS

EASY REACH OF THAMES; ONE HOUR FROM TOWN
TO BE SOLD, FREEHOLD.

ATTRACTIVE MODERN GABLED HOUSE,
on high ground.

Six bedrooms, Two reception rooms,
Lounge hall, Bathroom.

ATTRACTIVE GARDENS
include :

Tennis and other lawns, surrounded by very fine yew hedge, fruit and flower gardens, small orchard; in all about THREE ACRES.

GARAGE AND STABLING.

ELECTRIC LIGHT AND MAIN WATER.

Personally inspected and recommended by the Agents, Messrs. COLLINS & COLLINS. (Folio 13,919.)

KENT

ABOUT AN HOUR-AND-A-HALF FROM TOWN.
INTERESTING FREEHOLD

OLD-FASHIONED COUNTRY RESI-

DENCE, comprising : Lounge hall, Ten bedrooms,
Four reception rooms, Two bathrooms,

ELECTRIC LIGHT.

TELEPHONE. CENTRAL HEATING.

CHARMING PLEASURE GARDENS AND GROUNDS

include :

Fine spreading lawns, shrubberies, TENNIS COURT, small fruit plantation, productive kitchen garden and large ORNAMENTAL POND with rockery, meadow and arable land, and three paddocks; in all about

75 ACRES.

COTTAGE, GARAGE AND STABLING.

FARMBUILDINGS.

Full particulars from Messrs. COLLINS & COLLINS, 37, South Audley Street, London, W. 1. (Folio 13,128.)

SURREY

20 MILES FROM TOWN; GOOD TRAIN SERVICE.

STONE-BUILT FREEHOLD RESI-

DENCE.

Ten bedrooms,

Three reception rooms,

Three bathrooms,

ELECTRIC LIGHT. CENTRAL HEATING.

MAIN DRAINAGE.

UNIQUE PLEASURE GROUNDS

include :

Ornamental lawns, rose walks, fruit and kitchen gardens,

and OPEN-AIR SWIMMING BATH; in all about

TEN ACRES.

AMPLE GARAGE ACCOMMODATION AND

STABLING FOR THREE HORSES.

Orders to view from Messrs. COLLINS & COLLINS. (Folio 13,922.)

COLLINS & COLLINS, OFFICES : 37, SOUTH AUDLEY STREET, GROSVENOR SQUARE, W. 1.

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THE VERY COMPACT AND VALUABLE FREEHOLD AND MANORIAL RESIDENTIAL ESTATE known as

"HAM COURT,"

Situate in the parishes of Upton-on-Severn and Holdfast, comprising THE MEDIUM-SIZED HISTORICAL XVIIITH CENTURY MANSION, surrounded by lovely grounds and a beautiful park sloping to the River Severn, and exceptional gardens. The reception (five) and bedrooms (sixteen) are of beautiful proportions and contain rare examples of XVIIith Century decoration in the form of carved doors, mantelpieces, dados and paneling and embossed ceilings. All modern conveniences installed.

HOME FARM, ACCOMMODATION PASTURES, ELEVEN COTTAGES (SOME WITH VACANT POSSESSION), extending in all to about

421 ACRES,

and producing an actual and estimated RENT ROLL OF ABOUT £1,000 PER ANNUM. To be offered for SALE by AUCTION (unless previously Sold), as a whole or in several lots, by

MESSRS. DUNCAN B. GRAY & PARTNERS.

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£1,950 FREEHOLD.

FIVE ACRES*

THIS CHARMING OLD-WORLD HOUSE, partly Elizabethan, near delightful village, two miles from a main line station in Sussex, 50 minutes south of London; well away from road, well secluded; long drive.

Two sitting rooms, four bedrooms, bathroom. CO'S WATER. GAS AND MODERN DRAINAGE. Garage.

Agents, DUNCAN B. GRAY & PARTNERS, 129, Mount Street, London, W.1.



NEAR GOOD GOLF LINKS. On the outskirts of a charming old Berkshire village, within easy reach of G.W.R. main line; one hour of Paddington.

DELIGHTFUL OLD-WORLD HOUSE, set in gardens of exquisite charm; oak-panelled lounge; three reception, six principal bedrooms, four servants' bedrooms, two bathrooms, etc.; electric light, good water supply, independent hot water supply; garages, stabling, two cottages; total area about THREE-AND-A-HALF ACRES.

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£3,750 FREEHOLD. 102 ACRES

AN EXCEPTIONAL BARGAIN.

DELIGHTFUL PLEASURE FARM in the Ashdown Forest district; perfect model buildings. BLACK-AND-WHITE RESIDENCE, modern cottage. POSSESSION AT ONCE. NO VALUATIONS. Good grassland; main water; valuable woodlands; exquisite views over the most beautiful part of Sussex.

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HANKINSON & SON
ESTATE AGENTS, BOURNEMOUTH

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SALE BY AUCTION, JULY 29TH, 1925.



"HIGHER MILL." FONTMELL MAGNA. DORSET.

QUAINT THATCHED HOUSE. Stabling, farm and mill buildings; ten acres land, lake, 6 h.p. turbine. Suitable for business or residential purposes.—Full particulars from the Auctioneers, as above.



HIGH POSITION. FINE VIEWS.

Pretty MODERN RESIDENCE in this favourite residential village. Lounge hall, three reception, ten, bed and dressing, two bathrooms, etc.; stabling, garage, man's rooms, three cowpens and farmery; picturesque grounds of five acres. Freehold, £7,000 or offer. (If not Sold, will be offered by Auction in September.) Sole Agents, as above.

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SURREY.—(Beautiful district near main line station, 21 miles London).—This distinctive modern COTTAGE RESIDENCE, suitable City man. Three or four bed, bath, two reception, kitchen, scullery, etc.; nicely laid-out garden; soundly constructed and offered with immediate possession. Low price, Freehold.



SUSSEX.—(Easily accessible London and coast, near famous golf course and situate on high ground with extensive views.)—Old-fashioned COTTAGE; accommodation comprises three reception, six bedrooms, bath (h. and c.), usual offices. Oak beams and old, world features. Central heating, light; Company's water; one-and-a-half acres pretty garden and lawns. Rent 5½ guineas per week from October for six months or longer.

WILLIAM COWLIN & SON, LTD.
25, VICTORIA STREET, CLIFTON, BRISTOL.
SPECIALISTS FOR COUNTRY PROPERTIES IN
THE WEST OF ENGLAND.

WITHDRAWN AT AUCTION.

"HAVYAT LODGE,"
LANGFORD, SOM.

View over the Mendips, Blackdown and Burrington. Five minutes from station, ten miles from Bristol; good motor-bus service.

PRETTY GEORGIAN RESIDENCE, in excellent repair; attractive grounds and parklands.

FIFTEEN ACRES.

Four reception, eight bed and dressing, two fitted bathrooms.

ACETYLENE GAS. CENTRAL HEATING.
Farmbuildings. Stabling.

OFFER INVITED.

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REDHILL, REIGATE, AND WALTON HEATH,
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REIGATE (NEAR).

Station two-and-a-half miles. High ground.

VALUABLE

FRUIT AND POULTRY FARM,
ELEVEN ACRES,
with most attractive Bungalow Residence, useful buildings, over 2,000 choice fruit trees.

EARLY POSSESSION.

PRICE £2,200.

GODSTONE, SURREY.

GOOD COTTAGE RESIDENCE,

station a mile,

with FOUR ACRES suitable for Poultry and Fruit Farm. Three or four bed, good bath (h. and c.), two reception.

GAS AND WATER. Separate boiler. TELEPHONE.

170ft. greenhouse with vines; orchard with 200 young fruit trees. Apply as above.

July 18th, 1925.

Supplement to COUNTRY LIFE.

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Telephones :
Regent 6773 and 6774.**F. L. MERCER & CO.**7, SACKVILLE STREET, PICCADILLY, W.1.
ESTABLISHED NEARLY HALF A CENTURY.Telegrams :
"Mercer, London."**A BARGAIN IN GLOS**CHARMING SMALL ESTATE HOLDING A GLORIOUS SITUATION TWIXT WYE AND SEVERN.
600ft. up, close to the beautiful Forest of Dean.

PICTURESQUE OLD-FASHIONED RESIDENCE of character, approached by a long carriage drive with entrance lodge, and containing lounge hall, three fine reception rooms, billiard room, ten bedrooms, two bathrooms, excellent domestic offices; garage, stabling, farmery, cottage.

VERY FINE OLD MATURED GARDENS and grounds, beautifully timbered, tennis and croquet lawns, flower and rock gardens, magnificent clumps of rhododendrons, pretty woodlands intersected by a stream; BEAUTIFUL LAKE, well stocked, and affording boating, wild duck shooting, and TROUT FISHING. Salmon fishing in the Wye within a few miles. Shooting; racing

90 ACRES.

FREEHOLD, ONLY £5,000.

Inspected and strongly recommended by the Agents, F. L. MERCER & Co., 7, Sackville Street, Piccadilly.

CHARMING SMALL ESTATE

50 ACRES.

CARRYING PEDIGREE STOCK.

BEAUTIFUL PART OF
SURREY.

Magnificent views to Leith Hill; only 20 miles from London; 35 minutes train.

SUBSTANTIALLY BUILT OLD-FASHIONED RESIDENCE.

Two reception,
Five bed,
Two bathrooms, etc.

DAIRY AND STOCK FARMBUILDINGS.

TWO COTTAGES.

FREEHOLD, £5,250.



F. L. MERCER & Co., 7, Sackville Street, Piccadilly, W.1. Phone, Regent 6773, 6774.

BEACONSFIELD, BUCKS

LONDON 35 MINUTES.

A DELIGHTFUL COTTAGE RESIDENCE in this much sought after district.

Two reception rooms,
Oak panelling,
Four bedrooms,
Bathroom.

ELECTRIC LIGHT.

GAS. OO'S WATER. TELEPHONE.

GARAGE.

EXQUISITELY PRETTY GARDENS, flagged walks, herbaceous borders, tennis lawn, fruit and vegetable gardens; in all

ONE ACRE.

CAN ONLY BE DESCRIBED AS PERFECT.

FREEHOLD FOR SALE.

LOW PRICE ACCEPTED.

**BEAUTIFUL OXSHOTT, SURREY**

ABSOLUTELY RURAL, YET ONLY FIVE MINUTES STATION. SEVENTEEN MILES LONDON.



UNEXPECTEDLY IN THE MARKET.

THE MOST PICTURESQUE LITTLE COUNTRY HOUSE IMAGINABLE.

Built in the old-fashioned style; oak beams, raftered ceilings, diamond-paned leaded casements, green shutters, open fireplaces, chimney corner, inglenook window seats; small specially made red bricks and sand face tiles.

FULL OF CHARACTER, YET ABSOLUTELY LABOUR SAVING.

Pretty hall, three reception, loggia, six bed, tiled bathroom, cloakroom; wood-block floors; silent filling sanitary apparatus; Company's electric light and power, main water, etc.; garage; every room faces south; artistic gardens, pergolas, roses, old-fashioned borders, crazy paving all round the house and gardens; Wimbledon-sized tennis lawn.

ONE-AND-A-QUARTER ACRES.

ALL IN PERFECT ORDER. A MOST FASCINATING HOUSE.

£3,650.

Sole Agents, F. L. MERCER & Co., 7, Sackville Street, W.1. Regent 6773.

W. HUGHES & SON, LTD.Auctioneers and Estate Agents,
38, COLLEGE GREEN, BRISTOL.
Established 1832.

SOUTH DEVON COAST (Torre district; Torquay, with southern aspect, commanding views to the sea and surrounding country and within easy reach of Torquay Station).—A very attractive GEORGIAN-TYPE RESIDENCE on two floors, in perfect order, most conveniently arranged and inexpensive to maintain; approached by drive and standing in finely timbered grounds of about

FOUR ACRES.

Four reception rooms, eight bed and dressing rooms, bath (h. and c.); electric light and heating, telephone; garage and excellent FIVE-ROOMED COTTAGE; R.C. chapel within five minutes' walk.

PRICE £5,000, OR NEAR OFFER. (17,136.)



SOMERSET (in a high and bracing position near Taunton).—This very desirable COUNTRY RESIDENCE with fine large lofty rooms, on two floors, and with all modern conveniences.

IN PERFEOT ORDER THROUGHTOUT.

The Residence, which is approached by long winding drive, stands in the midst of charming and well-timbered grounds with enclosures of rich pastureland; in all about

20 ACRES.

Very fine lounge hall, three reception rooms, ten bedrooms, bath (h. and c.); gas and central heating and splendid domestic offices.

STABLING, GARAGE, MODEL FARMBUILDINGS.

Excellent sporting facilities, including hunting, polo, fishing, etc.—Price and full particulars from the Sole Agents as above, who have inspected and strongly recommend the Property. (17,142.)

BERRYMAN & GILKES2, HANS ROAD, BROMPTON ROAD, S.W.3.
Telephone: Kens. 8300, 8301.

IN THE FAVOURITE ASCOT DISTRICT.

THIS LITTLE RESIDENCE of unusual charm and character occupies a delightful secluded situation, and has two reception rooms (one 28ft. by 12ft.), bathroom, five bedrooms (two fitted with onyx lavatory basins), very convenient offices; Company's water, gas, independent hot water supply, telephone; GARDEN STUDIO; GARAGE; most beautiful gardens with tennis lawn; in all about ONE-AND-A-HALF ACRES.

PRICE ONLY £2,500.

Inspected and recommended by the Agents, BERRYMAN and GILKES, as above.

MESSRS. BUCKLAND & SONSLAND AGENTS, SURVEYORS & AUCTIONEERS,
4, BLOOMSBURY SQUARE, LONDON, W.C.1.

And at SLOUGH and WINDSOR. Tel.: Museum 472.

OLD WINDSOR.—Very charming old HOUSE, which has lately been considerably improved and redecorated, containing entrance hall with mahogany panelled walls and marble floor, dining room, double drawing room, smoking room, eight bedrooms, three bathrooms; Co.'s water and electric light, central heating; double garage, cottage for gardener; four acres of land, including large lawn with fine avenue and tennis court, prettily laid-out garden. Small back-water leading to Thames with boathouse and an eyot adjoining the river.

PRICE £8,500. (Folio 479.)

STOKE POGES (Bucks).—Delightful old-fashioned COUNTRY HOUSE on gravel soil, occupying ideal position, one mile from Slough Station and within easy reach of Stoke Poges, Burnham Beeches and Sunningdale Golf Links, containing lounge hall, dining room, drawing room, library, smoking room, conservatory, billiard room complete domestic offices, fourteen bed and dressing rooms. At rear of house is a range of buildings including dairy, garage, coach-house, etc. The pleasure grounds are beautifully timbered and comprise two tennis lawns, croquet lawn, small orchard, walled kitchen garden, small farmery, etc. Lodge with four rooms and attractive cottage with six rooms. Total area 41 acres.

PRICE OF FREEHOLD, £10,500. (Folio 2450.)

For further particulars apply as above.

BOURNEMOUTH:
JOHN FOX, F.A.I.
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FOX & SONS LAND AGENTS, BOURNEMOUTH.

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SALE ON THURSDAY NEXT.

HIGHCLIFFE-ON-SEA, HAMPSHIRE
HEALTHY AND BRACING DISTRICT. CLOSE TO THE SEA.



Solicitors, Messrs. CROSSMAN, BLOCK & Co., 16, Theobald's Road, Gray's Inn, London, W.C.1.
Auctioneers, Messrs. FOX & SONS, Bournemouth and Southampton.

FOX & SONS

are favoured with instructions to SELL by AUCTION, at the Havergal Hall, Post Office Road, Bournemouth, on Thursday, July 23rd, 1925, at 3 p.m. precisely (unless previously Sold Privately), the attractive Freehold RESIDENTIAL PROPERTY, known as

"CHEWTON HILL."

Eight bedrooms, dressing room (with bath), bathroom, three reception rooms, excellent domestic offices; cottage, two garages.

MATURED PLEASURE GROUNDS AND GARDENS, tennis lawn, orchard, vineyard. Company's gas and water. Efficient drainage system. Telephone. Near to two golf courses. Bathing. The whole covers an area of about

FOUR ACRES.

Vacant possession on completion of the purchase.



BRANKSOME PARK,
BOURNEMOUTH.

THIS CHARMING RESIDENTIAL PROPERTY for sale, with vacant possession, situated quite close to the sea at Branksome Chine.

Six bedrooms, bathroom, three reception rooms, kitchen, and complete domestic offices; electric light and telephone installed; garage with covered wash for two cars.

WELL-WOODED GARDENS AND GROUNDS. The whole of the Property is in an excellent state of structural and decorative repair.

PRICE £4,650.

Full particulars of Fox & Sons, Estate Agents, Bournemouth.



SOUTH HAMPSHIRE.
Occupying a delightful position on the coast with open sea views.

TO BE SOLD, the above charming old-fashioned RESIDENCE, containing seven bedrooms, three bathrooms, three reception rooms, kitchen and complete offices; central heating; Company's gas and water, main drainage, garage; well-matured gardens and grounds extending to the cliff edge; the whole comprising about

ONE-AND-A-HALF ACRES.

PRICE £3,750, FREEHOLD.

FOX & SONS, Land Agents, Bournemouth.



HAMPSHIRE.

Between Winchester and the Coast. MODERN RESIDENCE, containing eight bedrooms, dressing room, two bathrooms, three reception rooms, complete domestic offices; Company's gas and water, telephone; stabling, garage.

THE WELL-MATURED GARDENS and grounds include full-sized tennis court, lawns, kitchen garden, well stocked with excellent fruit trees in full bearing; the whole extending to about

TWO-AND-THREE-QUARTER ACRES.

PRICE £2,800.

FOX & SONS, Land Agents, Bournemouth.



SOUTH DEVON.

Four miles Exmouth, seven miles Sidmouth, twelve miles Exeter.

TO BE SOLD, the above charming modern MARINE RESIDENCE, occupying a fine position on the cliff, and commanding excellent views; six bed and dressing rooms, bathroom, three reception rooms, kitchen and offices; Company's gas and water, main drainage; garage.

WELL-MATURED GARDENS AND GROUNDS, including tennis lawn, flower and well-stocked kitchen gardens, the whole comprising about

ONE ACRE.

PRICE £3,500.

FOX & SONS, Land Agents, Bournemouth.



IN A DELIGHTFUL PART OF THE NEW FOREST. Five miles from Ringwood, seven miles from Brockenhurst.

FOR SALE the above delightful half-timbered small Freehold COUNTRY RESIDENCE, standing well back from the road in charming grounds. Four bedrooms, bathroom, two reception rooms, entrance hall, dairy, kitchen and offices. STABLING, GARAGE.

WELL-STOCKED FLOWER AND FRUIT GARDENS, tennis lawn, paddock; the whole comprising about

THREE ACRES.

PRICE £2,200, FREEHOLD.

FOX & SONS, Land Agents, Bournemouth.



IN THE HEART OF THE NEW FOREST.

TO BE SOLD, this comfortable old-fashioned COUNTRY RESIDENCE, containing the following well-arranged accommodation: Ten principal bed and dressing rooms, ample servants' rooms, bathroom, four reception rooms, complete domestic offices; Company's water, main drainage; stabling, garage; beautiful pleasure gardens and grounds, including walled kitchen garden, two tennis courts, paddock, etc.; the whole comprising about

NINE ACRES.

PRICE £8,000, FREEHOLD.

FOX & SONS, Land Agents, Bournemouth.



On the borders of the New Forest; two miles from a main line railway station.

TO BE SOLD, this delightful COUNTRY RESIDENCE, approached by carriage drive through miniature park, and in excellent order throughout. Eleven bed and dressing rooms, two bathrooms, three reception rooms, kitchen and complete domestic offices; electric light; Company's water, telephone, modern drainage; entrance lodge, stabling, garage, outbuildings. The EXQUISITE GARDENS AND GROUNDS include lawns with fine specimen trees, tennis court, kitchen garden, paddocks, etc.; the whole comprising an area of about TEN ACRES.

PRICE £5,800, FREEHOLD.

FOX & SONS, Land Agents, Bournemouth.

SOUTH DEVON

WITH VACANT POSSESSION.

Midway between Exeter and Dawlish.

FIRST-CLASS TROUT FISHING.

FOX & SONS

are favoured with instructions to offer for SALE by AUCTION, at Exeter, as a whole or in Lots, during September next (unless previously Sold Privately), the Freehold

RESIDENTIAL, SPORTING AND AGRICULTURAL PROPERTY known as

"OXTON ESTATE,"

within a ring fence, and including the delightful Residence,

"OXTON HOUSE,"

of moderate size, approached by three carriage drives with lodge entrances, standing in a park of about 100 ACRES.



ELECTRIC LIGHTING.

ABUNDANT WATER SUPPLY.

Efficient drainage system. Stabling.

BEAUTIFUL GARDENS AND GROUNDS.

Prolific trout waters.

THE "HOME" AND "NORTH KENWOOD" FARMS,

with ample farmbuildings, meadows, pasture and arable closes.

The whole estate covers an area of about

662 ACRES.

Solicitors, Messrs. CRANFIELD & WHEELER, St. Ives, Hunts.

Auctioneers, Messrs. FOX & SONS, Bournemouth and Southampton.

FOX & SONS, BOURNEMOUTH (SEVEN OFFICES); AND SOUTHAMPTON.

July 18th, 1925.

Supplement to COUNTRY LIFE.

xxiii.

Telephone: Grosvenor 1671.
Estate Agents and Surveyors.

DIBBLIN & SMITH

(T. H. & J. A. STORY.)

106, MOUNT STREET,
LONDON, W. 1.**BORDERS OF ASHDOWN FOREST**

PROBABLY THE FINEST XVII CENTURY HOUSE IN SUSSEX.



IN A SUPERB SITUATION
and enjoying
DELIGHTFUL VIEWS.

Hall, five reception, thirteen or fourteen bed and dressing rooms, three bathrooms, fine oak paneling, doors and staircases, old oak beams, open fireplaces, etc.

Central heating, gas lighting,
modern drains, telephone.
Garage. Stabling.

Farmbuildings.

THREE MODEL
COTTAGES.

Really charming old-world gardens and grounds and woodland and pasture of about

75 ACRES.

GOLF. SHOOTING. HUNTING.



FREEHOLD FOR SALE AT A LOW PRICE.

Very strongly recommended by DIBBLIN & SMITH, as above.

SUSSEX.**WINCHELSEA**

HIGH AND HEALTHY SITUATION IN HISTORIC OLD SUSSEX TOWN.



SUMPTUOUSLY APPOINTED
QUEEN ANNE PERIOD
RESIDENCE.

*Quiet, secluded situation, enjoying
absolute privacy.*

MAGNIFICENT
LAND AND SEA VIEWS.

Twelve bed, | Lounge hall,
Three bath, | Four reception.
Oak paneling. Parquet flooring.

*Co.'s water.
Electric light. Main drainage.
Central heating and
independent hot water.*

GARAGE. STABLING.
GARDENER'S COTTAGE.



OLD-WORLD GARDENS OF UNUSUAL BEAUTY FORM AN IDEAL SETTING ENTIRELY WALLED IN, FLAGGED TERRACES, ROSE AND ROCK GARDENS, HERBACEOUS BORDERS. GRASS TENNIS COURT. SUPERB EN-TOUT-CAS TENNIS COURT.

ABOUT TWO-AND-A-HALF ACRES.

FOR SALE, FREEHOLD, WITH POSSESSION.

Full details of the Owner's Agents, DIBBLIN & SMITH, as above.

AUCTIONEERS
AND VALUERS.**GEERING & COLYER**LAND AND
ESTATE AGENTS.

ASHFORD
KENT.
Tel: Ashford 25 (2 lines).

LONDON :
2, KING STREET, ST. JAMES'S, S.W.1.
Tel.: Gerrard 3801.

RYE
SUSSEX. For KENT AND SUSSEX BORDERS.
Tel.: Rye 55. Tel.: Hawkhurst 19.

KENT (lovely healthy position, near the downs in a pretty village, eight miles from Hythe and easy reach main line station).—"PENSTOCK HALL," BRABOURNE. This charming old-world Residence, with fine old oak-beamed ceilings, chimney corners, etc., fitted with electric light, h. and c. water supplies, etc., with 32 or 90 acres.



The Residence contains lounge hall, three reception rooms, kitchen, scullery (h. and c.), six bed and dressing rooms, bathroom (h. and c.) and two attic bedrooms; good water supply; excellent and ample farmbuildings; seven acres orchard, one acre wood, remainder pasture; good shooting. Early possession on completion. AUCTION at Ashford, August 11th, or Privately.



FAVOURITE RESIDENTIAL DISTRICT (one mile from village and ten minutes station).—"SLIP MILL HOUSE," HAWKHURST. Six bed and dressing rooms, four reception rooms; domestic offices; COMPANY'S WATER, modern drainage, electric light shortly available; GARAGE and other outbuildings; gardens and grounds one-and-a-quarter acres, or with an additional ten-and-a-quarter acres meadow and woodland, if desired. AUCTION at Hawkhurst, July 29th, or Privately.

Full illustrated particulars upon application to the Agents, Messrs. GEERING & COLYER, as above.

ROGERS, CHAPMAN & THOMASAUCTIONEERS, ESTATE, AND LAND AGENTS,
37, BRUTON STREET, W.1. Phone: May. 2454 (2 lines).

Also Westminster, Kensington, and Westgate-on-Sea, Kent.

BUCKS AND HERTS BORDERS.

500 ft. above sea level.



OLD-FASHIONED FARM RESIDENCE, restored, containing eight bedrooms, bathroom, four reception, etc.

OUTBUILDINGS. TWO COTTAGES.

Charming gardens, a large wood, and two good grass fields; the whole being ABOUT 30 ACRES.

LOW PRICE FOR FREEHOLD.

"DERWENT HALL," NORTH DERBYSHIRE (twelve miles west of Sheffield).—To be LET. Unfurnished, immediate possession, this fine old-fashioned RESIDENCE, beautifully placed by the River Derwent in well-wooded country at the foot of the Derbyshire moors. Numerous reception and bedrooms (oak-panelled throughout), ample kitchens and servants' offices; electric light, good water supply, open fireplaces.—For particulars apply to THE CLERK, The Derwent Valley Water Board, Bamford, via Sheffield.

Telephone: Regent 7500.
Telegrams:
"Selanet, Piccy, London."

HAMPTON & SONS

(For continuation of advertisements see pages vi. and viii.)

Wimbledon
Branches: { 'Phone 80
Hampstead
'Phone 2727



WORPLESDON

About two miles from Guildford Station. Golf courses within easy reach.
THE ATTRACTIVE AND WELL-PLACED FREEHOLD RESIDENCE,
"ELMBANK."

WORPLESDON, NEAR GUILDFORD, SURREY.
200ft. up in rural and pleasant position with nice open views; approached by drive and containing entrance and inner halls, three reception rooms, six bedrooms, dressing room, bathroom and offices.

GARAGE. STABLING. GLASSHOUSE, ETC.
VERY ATTRACTIVE GARDENS AND DELIGHTFUL WOODLAND; in all about **THREE ACRES**

WITH VACANT POSSESSION.
To be SOLD by AUCTION, at the St. James' Estate Rooms, 20, St. James' Square, S.W. 1, on Tuesday, July 28th, at 2.30 p.m. (unless previously Sold).
Solicitors, Messrs. LAYTON & CO., 55 and 56, Brown's Buildings, Exchange, Liverpool.—Illustrated particulars from the Auctioneers,

HAMPTON & SONS, 20, St. James' Square, S.W. 1.



SURREY

Close to station and river and easy reach of several golf courses.
VERY CHOICE FREEHOLD RESIDENCE of old-fashioned character.

"THE CHESTNUTS," WALTON-UPON-THAMES.
In delightful position, approached by long carriage drives, and containing, on only two floors, eight bed and dressing rooms, three baths, two staircases, drawing and dining rooms, oak-panelled library, smoking room, etc.

Company's electric light, gas and water and main drainage. Good repair.
Lodge. Stable. Garages. Man's room.

VERY BEAUTIFUL PLEASURE GROUNDS, kitchen gardens and paddock;

in all over **FIVE ACRES.**

WITH VACANT POSSESSION.

To be SOLD by AUCTION (in conjunction with Messrs. NORFOLK & PRIOR), at the St. James' Estate Rooms, 20, St. James' Square, S.W. 1, on Tuesday, July 28th, at 2.30 p.m. (unless previously Sold).

Solicitors, Messrs. BIRCHAM, 46, Parliament Street, S.W. 1.

Particulars from the Auctioneers, Messrs. NORFOLK & PRIOR, 20, Berkeley Street, W. 1; and HAMPTON & SONS, 20, St. James' Square, S.W. 1.



Illustrated in *The Ideal Home.*

£4,500. OR OFFER.

BETWEEN HENLEY AND SONNING AN EXTREMELY PRETTY

RIVERSIDE RESIDENCE.

with commodious boathouse having large tea lounge and two bedrooms over; two large garages, man's rooms and lodge.

ELECTRIC LIGHT, TELEPHONE, CENTRAL HEATING, ETC., are installed, and the accommodation provides fine panelled hall, oak-panelled dining room, very pretty drawing room, servants' hall, two first-rate bathrooms, and eight bed and dressing rooms.

VERY PRETTY GROUNDS TO WATER'S EDGE.
Owner's Agents,
HAMPTON & SONS, 20, St. James' Square, S.W. 1.
(R 32,570.)



WORTHING SUSSEX COAST.

In good residential locality, close to front, golf, heart of town and station.

"CANDIA,"

IMPOSING FREEHOLD RESIDENCE.

Drive approach, four principal and four servants' bedrooms, dressing room, bath, two staircases, hall, three reception rooms and offices.

COMPANY'S ELECTRIC LIGHT, WATER AND GAS.

MAIN DRAINAGE.

Brick and slate building suitable for conversion into garage. Walled in and shady gardens of attraction; in all over **HALF AN ACRE.**

To be SOLD by AUCTION, at the St. James' Estate Rooms, 20, St. James' Square, S.W. 1, on Tuesday, July 28th, at 2.30 p.m. (unless previously Sold).

Solicitors, Messrs. VERRALL & SONS, 55, Chapel Road, Worthing.

Illustrated booklet from the Auctioneers,

HAMPTON & SONS, 20, St. James' Square, S.W. 1.



RURAL KENT

In a beautiful position 400ft. above the sea and close to a delightful old hill village, between Tunbridge Wells and the coast.
FOR SALE, FREEHOLD,

This unique

OLD-FASHIONED RESIDENCE,

with casement windows, leaded lights, and containing a quantity of old oak beams and floors; hall, four reception, nine bed and dressing, two baths.

MAIN WATER. MAIN DRAINAGE. GAS.

ELECTRIC LIGHT.

LOVELY OLD GARDENS with tennis lawn, herbaceous borders, a wonderful rose garden, walled kitchen gardens, orchard and grassland, about

FOUR-AND-A-HALF ACRES.

Stabling and garage. All in excellent order.
Inspected and strongly recommended by Messrs. GEERING and COLEY, Hawkhurst, Kent; or
HAMPTON & SONS, 20, St. James' Square, S.W. 1.
(K 39,396.)



A BARGAIN. BY ORDER OF MORTGAGEES.

EAST CORNWALL

EASY MOTORING DISTANCE OF LAUNCESTON AND PLYMOUTH

FOR SALE,
WITH 3½ OR 23½ ACRES.

A COMMODIOUS RESIDENCE with stabling-garage and fine old PLEASURE GROUNDS, with tennis lawn, orchard, etc.

The House contains

TEN PRINCIPAL BED, BATH AND DRESSING ROOMS, THREE LARGE RECEPTION ROOMS, ETC.

If desired, a SMALL HOME FARM, ETC., with grassland, can also be purchased.

SOLE AGENTS,
HAMPTON & SONS, 20, St. James' Square, S.W. 1. (C 22,007.)



BY ORDER OF MORTGAGEE.

WEYBRIDGE, SURREY

Close to railway station, two fine golf courses, sports club, and River Thames.

A VERY CHOICE FREEHOLD RESIDENCE,

"KINGSMEAD,"

In best part of delightful neighbourhood.

Carriage approach; seven bedrooms, two dressing rooms, three bathrooms, two staircases, three reception rooms, full-sized billiard room, conservatory and compact offices.

COMPANY'S ELECTRIC LIGHT.

GAS AND WATER.

MAIN DRAINAGE.

TELEPHONE.

Garage for two large cars, stabling, man's rooms, heated glasshouse. LOVELY GARDEN OF OVER TWO ACRES.

With vacant possession.

To be SOLD by AUCTION, at the St. James' Estate Rooms, 20, Hanover Square, S.W. 1, on Tuesday, July 28th, at 2.30 p.m. (unless previously Sold).

Solicitors, Messrs. GEDGE, FISKE & GEDGE, Hastings House, 10, Norfolk Street, Strand, W.C. 2.—Particulars from the Auctioneers,

HAMPTON & SONS, 20, St. James' Square, S.W. 1.

Offices: 20, ST. JAMES' SQUARE, S.W.1

July 18th, 1925.

Supplement to COUNTRY LIFE.

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Telegrams: "Teamwork, Piccy, London."
Telephone: Mayfair 2300
2301
Grosvenor 1838

NORFOLK & PRIOR

20, BERKELEY STREET, PICCADILLY, LONDON, W.1.

BY DIRECTION OF BERNARD A. FIRTH, ESQ., J.P.

Auctioneers and Surveyors,
Valuers,
Land and Estate Agents.

PRELIMINARY ANNOUNCEMENT.

DORSET

IN THE BLACKMORE VALE AND CATTISTOCK COUNTRY.

*Two miles from Yeovil and four miles from Sherborne.*THE IMPORTANT RESIDENTIAL, SPORTING AND AGRICULTURAL ESTATE,
distinguished as
CLIFTON MAUBANK.

Including the
**TUDOR
MANOR HOUSE**

of great antiquarian interest, and
containing

Lounge,
Five entertaining rooms,
Sixteen bed and dressing rooms,
Three bathrooms.

ELECTRIC LIGHT.

CENTRAL HEATING.

CONSTANT HOT WATER.

TELEPHONE.

GARAGE AND STABLING.



The whole extending to about
1,485 ACRES.

TO BE OFFERED FOR SALE BY AUCTION IN LOTS (unless previously disposed of) during September at Yeovil.
N.B.—THE MANSION will be SOLD Privately with about 100 acres upwards.
Solicitors, Messrs. JOHNSON, WEATHERALL, STURT & HARDY, 7, King's Bench Walk, E.C.4. Land Agents, Messrs. R. B. TAYLOR & SONS, Yeovil, Somerset.
Auctioneers, NORFOLK & PRIOR, 20, Berkeley Street, W.1.

BY DIRECTION OF J. E. RAWLINS, ESQ.

GLOUCESTERSHIRE

THE IMPORTANT RESIDENTIAL AND AGRICULTURAL ESTATE,

distinguished as

SYSTON COURT,

THE DUKE OF BEAUFORT'S HOUNDS DRAW THE COVERTS SEVERAL TIMES DURING THE SEASON.

Including
a dignified stone-built
**TUDOR
MANOR HOUSE.**

undoubtedly one of the most perfect specimens of domestic architecture in the country.

SOUTH ASPECT.
300FT. ABOVE SEA
LEVEL.
COMMANDING
UNEQUALLED VIEWS.

Great hall,
A handsome suite of four
reception rooms,
Billiard room,
Music gallery,
26 bed and dressing rooms,
Seven bathrooms.

FIVE AGRICULTURAL HOLDINGS, including HOME FARM OF 60 ACRES. FOURTEEN COTTAGES.
THE GIFT OF THE LIVING OF SYSTON, including A CHARMING RECTORY AND THE LORDSHIP OF THE MANOR.
The Estate extends to about

880 ACRES.

FOR SALE BY PRIVATE TREATY, AS A WHOLE, OR THE MANSION WITH A SMALLER AREA.
Illustrated particulars from the Agents, NORFOLK & PRIOR, 20, Berkeley Street, W.1. (26,045).

BERKS

30 MINUTES FROM LONDON,
300FT. ABOVE SEA LEVEL, AND AWAY FROM ALL MAIN ROAD TRAFFIC.A PERFECTLY APPOINTED
MODERN HOME OF CHARACTER.

Three reception rooms, seven bed and dressing rooms, two bathrooms.
Central heating. Telephone.
Co.'s water and electric light. Garage for two cars.

The gardens are most attractive, laid out at considerable expense, and include tennis and other lawns, Dutch and rose gardens, unique herbaceous borders, kitchen and fruit gardens; in all

TWO-AND-THREE-QUARTER ACRES
FOR SALE, FREEHOLD, £5,500.

Agents, NORFOLK & PRIOR, 20, Berkeley Street, W.1.

By order of the Mortgagors.

SURREY HILLS

"THE HAYES," KENLEY.

EQUALLY SUITABLE FOR RESIDENTIAL, HOTEL, OR INSTITUTIONAL PURPOSES.

About seventeen miles from London, which is reached by train in 22 minutes; 450ft. above sea level, gravel soil, south aspect, delightful views.



THIS LUXURIOUSLY APPOINTED MODERN RESIDENCE, containing two halls, four reception and billiard room, eighteen bed and dressing rooms, seven bathrooms, perfect offices, CENTRAL HEATING, ELECTRIC LIGHT, MAIN WATER AND DRAINAGE, TWO LODGES, GARAGE, STABLING, CHAUFFEUR'S FLAT, FARMERY. Beautifully laid out and well-timbered gardens, park, pasture, woodland, valuable road frontages; in all

30 ACRES.
(A COMMODIOUS SECONDARY RESIDENCE, TOGETHER WITH A FURTHER THREE-AND-A-HALF ACRES OPTIONAL.)

FOR SALE at a fraction of recent cost (would divide).—Agents, NORFOLK and PRIOR, 20, Berkeley Street, W.1.

KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. I.

BRACING KENT COAST

THE CHESTERFIELD MANOR ESTATE, WHITSTABLE.

Half-a-mile inland; one-and-a-half miles from Whitstable Town and two miles from Herne Bay, with a fine service of non-stop trains to London in one-and-a-quarter to one-and-a-half hours; four miles from Canterbury.

FINE VIEWS SEAWARD and over MAGNIFICENTLY WOODED COUNTRY INLAND.

FREEHOLD RESIDENCES,

Including

THE HISTORIC MANOR HOUSE dating from 1307, with fine oak beams and panelling, perfectly restored and appointed with modern conveniences. THE TITHE BARN, full of old oak timbering and being adapted for private residence, THE OAST HOUSE, a picturesque residence of unique design, and COSY COTTAGES for week-end or summer resort.

BEAUTIFULLY PLACED BUILDING SITES

of varying prices and sizes to suit purchaser's tastes and means on an ESTATE OF 670 ACRES.

in charming rural surroundings, being developed on village lines and with its own 18-HOLE GOLF COURSE, CRICKET GROUND AND TENNIS COURTS.

For illustrated booklet with plans and particulars, apply:
Resident Owner, GEORGE REEVES, Esq., Chesterfield Manor Office, High Street, Whitstable; or to the Sole Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, London, W. I.; and Ashford, Kent.



GENERAL VIEW OF THE ESTATE AND GOLF LINKS LOOKING TOWARDS THE SEA

OLD PLACE, LINDFIELD, SUSSEX

Two miles from Haywards Heath Station, with its frequent service of trains under ONE HOUR OF TOWN, 40 MILES FROM HYDE PARK CORNER.

TO BE SOLD, THIS BEAUTIFUL TUDOR HOUSE.

built about 1590, with additions made with unerring taste and skill. It possesses richly carved bargeboards, old mullioned windows with leaded lights, and it is built of small hand-made bricks, the roof being mostly covered with Horsham stone flagging.



SOUTH FRONT AND WEST WING.

THE ACCOMMODATION COMPRISES: Inner hall, great parlour, dining room, billiard room, library and smoking room, little parlour, eighteen bed and dressing rooms, two bathrooms, and convenient domestic offices. All the reception rooms and the principal bedrooms are oak panelled.

ELECTRIC LIGHT. CENTRAL HEATING. COMPANY'S WATER. MAIN DRAINAGE. TWO GARAGES. COTTAGES.

THE GARDENS form a perfect complement to the beautiful house, formal garden, bowling alley, privy garden, stately lime avenue, herbaceous borders, and fine old lawns, productive kitchen garden, and range of glasshouses. HOME FARM WITH BUILDINGS AND DAIRY. GRASS AND ARABLE LAND AND WOODLANDS; IN ALL ABOUT 148 ACRES. OR THE HOUSE AND GARDENS ONLY CAN BE ACQUIRED.

Particulars of the Sole Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I.

BY DIRECTION OF MRS. GODFREY ISAACS.

SURREY

One mile from Virginia Water Station (Southern Ry.), eight miles from Ascot.

THE FREEHOLD RESIDENTIAL ESTATE,
known as

LYNE GROVE, VIRGINIA WATER.

THE GEORGIAN RESIDENCE, which stands in a superbly timbered park and overlooks a broad lake, contains vestibule, central hall, billiard and five reception rooms, loggia, boudoir, 25 bed and dressing rooms, seven bathrooms and ample offices.

Electric light. Central heating. Private water supply.

Garages. Stabling and farmbuildings.

THE PLEASURE GROUNDS are of unusual beauty and shaded by numbers of specimen cedar and other trees; hard and grass tennis courts, rose and water gardens, walled fruit garden, park and pastureland, with lake of four acres; in all about

76 ACRES.

To be offered for SALE by AUCTION in the Hanover Square Estate Room, on Wednesday, July 29th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. STEADMAN, VAN PRAAGH & GAYLOR, 4, Old Burlington Street, W. 1.
Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I.



KNIGHT, FRANK & RUTLEY, | 20, Hanover Square, W. I.
AND | 90, Princes Street, Edinburgh.
WALTON & LEE, | 78, St. Vincent Street, Glasgow.
| 41, Bank Street, Ashford, Kent.

Knight, Frank & Rutley's advertisements continued on pages iii., v., xiv., xv. and xxvii. to xxix.)

Telephones:
3066 Mayfair (4 lines).
146 Central, Edinburgh.
2716 " Glasgow.
17 Ashford.

July 18th, 1925.

Supplement to COUNTRY LIFE.

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KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. 1.



BY DIRECTION OF C. F. C. LUXMOOR, ESQ.
BETWEEN LIVERPOOL AND SHREWSBURY

Six miles from Nantwich. Seven miles from Crewe.

THE FREEHOLD RESIDENTIAL PROPERTY,

ASHBROOK TOWERS,
CHURCH MINSHULL.

THE RESIDENCE, which stands about 200ft. above sea level, on sandy soil, is approached by a carriage drive, and contains hall, four reception rooms, fifteen bed and dressing rooms, bathroom and ample offices; electric light, Company's water.

Garage. Three cottages. Stabling.

BEAUTIFULLY TIMBERED PLEASURE GROUNDS, with tennis and croquet lawns, ornamental shrubberies, and walled garden. Sheltered well-watered park and meadowland; in all about

54 ACRES.

HUNTING. GOLF.

To be offered for SALE by AUCTION, in the Hanover Square Estate Room, on Tuesday, July 28th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. MARTIN & DIXON, Hawthorn Building, Nantwich.
Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.

BOURNE END

OCCUPYING THE SITE OF AN OLD PRIORY.



On a favourite reach of the Thames with grounds sloping to backwater.

TO LET, FURNISHED,
for a year or longer from September.

WELL FURNISHED HOUSE
containing panelled lounge and two reception rooms, four best bedrooms, three bathrooms, annexe with five secondary and servants' bedrooms, bathroom.

Company's electric light and water.

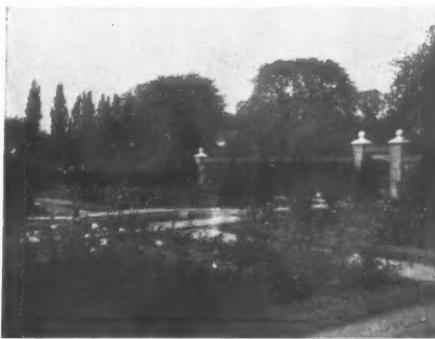
TELEPHONE.

GARAGE FOR THREE CARS.

Well-timbered and beautifully laid-out grounds of FOUR ACRES with spacious lawn, herbaceous border, formal rose garden, yew hedge and lily pond; large boathouse.

The Property is 20ft. above the level of the main river, to which access is gained by rollers.

RENT 450 GUINEAS PER ANNUM.



Inspected and recommended by Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1. (17,258.)

LADY CROSS LODGE, BROCKENHURST

In the heart of the New Forest; two miles from Brockenhurst Station, four miles from Beaulieu, and five miles from Lyndhurst.

This is undoubtedly one of the most attractive houses in this favourite district and surrounded on all sides by the New Forest. It was originally a Hunting Box and has been added to and now possesses every modern comfort. Reached from a quiet road by a carriage drive, it is built of red brick with tiled roof, and contains two lounge halls, three reception rooms, billiard room, eleven principal bedrooms, dressing room, nine servants' bedrooms, and seven bathrooms.

ELECTRIC LIGHT, CENTRAL HEATING; GARAGE, STABLING,
CHAUFFEUR'S ACCOMMODATION, GARDENER'S COTTAGE
AND BOTHY; ABUNDANT WATER, TELEPHONE.

THE GARDENS AND GROUNDS

form an attractive feature and are inexpensive to maintain, but perhaps the most interesting feature is the wonderful oak tree known as Rufus' Oak. Beautiful clumps of rhododendrons, fine pergola, herbaceous borders, rock garden, two grass tennis courts, hard tennis courts, the Dutch garden with its lily pond, whilst in the background is an Italian temple. The remainder of the property contains two excellent meadows, spinney, and rough land; the whole embracing about

70 ACRES.

HUNTING.

YACHTING.

GOLF.

The Lease, which has about 51 years to run, WOULD BE SOLD.
Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. 1.



RURAL HERTFORDSHIRE

CLOSE TO THREE GOLF COURSES AND STATIONS AND VERY CONVENIENT TO LONDON.



FOR SALE, FREEHOLD,

A WELL-ARRANGED MODERN HOUSE
on gravel soil, with all conveniences; lounge hall, two reception rooms, seven bedrooms, two bathrooms.

ELECTRIC LIGHT. COMPANY'S WATER.
CENTRAL HEATING. TELEPHONE.

GARAGE FOR TWO CARS.

THE GROUNDS AND GARDENS

are an exceptional feature; tennis court, pergola, rockery, an abundance of hard and soft fruits, orchard and vegetable garden, etc.; in all about



TWO-AND-A-HALF ACRES.
PERSONALLY INSPECTED.

Agents, Messrs. KNIGHT, FRANK & RUTLEY 20, Hanover Square, W. 1.

KNIGHT, FRANK & RUTLEY,
AND
WALTON & LEE,

{ 20, Hanover Square, W. 1.
90, Princes Street, Edinburgh.
78, St. Vincent Street, Glasgow.
41, Bank Street, Ashford, Kent.

(Knight, Frank & Rutley's advertisements continued on pages iii., v., xiv., xv. and xxvi. to xxix.)

Telephones:
3066 Mayfair (4 lines).
146 Central, Edinburgh.
2716 " Glasgow.
17 Ashford.

KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. I.



BY DIRECTION OF J. ROBERT HALE-MONRO, ESQ.
BETWEEN

MAIDENHEAD AND TAPLOW

One mile from Maidenhead Station (G.W.R.); ten minutes' walk from Boulter's Lock.

THE FREEHOLD RESIDENCE RAYLANDS, MAIDENHEAD.

In a pleasant secluded position and facing south. Hall, billiard and three reception rooms, eight bedrooms, two bathrooms and complete offices.

COMPANIES' ELECTRIC LIGHT, GAS AND WATER. STABLING.
GARAGES.

SHADY PLEASURE GROUNDS, with two tennis lawns and fruit garden, valuable meadowland with long road frontages; in all about

SIX ACRES.

To be offered for SALE by AUCTION, in conjunction with Messrs. H. R. GODDARD and SON, in the Hanover Square Estate Room, on Tuesday, July 28th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. CAIN, TOMPKINS, CARTER & HILL, 2, Staple Inn, W.C. 2.
Auctioneers, Messrs. H. R. GODDARD & SON, 14, Hammet Street, Taunton; and
Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I.



BIRMINGHAM
(WITHIN EASY REACH OF). FOR SALE BY PRIVATE TREATY.
FREEHOLD RESIDENTIAL PROPERTY

including a

MODERN GABLED RESIDENCE,

standing on an eminence 100ft. above the Severn, facing south, and commanding magnificent views of the Severn Valley. Approached by two carriage drives. Lounge hall, three reception rooms, fifteen bed and dressing rooms, three bathrooms. All modern conveniences; stabling for eight, garage, and five cottages.

THE PLEASURE GARDENS

are naturally beautiful, including full-sized tennis and croquet lawns, ornamental pool with dell, wide stone-flagged terrace, kitchen garden, and park-like grassland; in all about

70 ACRES.

OR CAN BE PURCHASED WITH LESS LAND AND FEWER COTTAGES.

Solicitor, A. H. McBEAN, Esq., 19, Lincoln's Inn Fields, W.C. 2. Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (19,537.)



BY DIRECTION OF A. L. TATE, ESQ.

DEVONSHIRE

NINE MILES FROM EXETER.

400FT. ABOVE SEA LEVEL.

THE FREEHOLD RESIDENTIAL PROPERTY, SMITHAY, CHRISTOW,

occupying a magnificent position overlooking the River Teign.

THE PICTURESQUE OLD-FASHIONED RESIDENCE, part of which is reputed to be over 500 years old, has been skilfully restored. It contains hall, three reception rooms, six bed and dressing rooms, boxroom, bathroom, and offices.

Wiring and pipes for electric light and central heating, private water supply by gravitation, main drainage; stable and barn.

GARDENS AND WELL-WATERED PASTURES; in all about
27 ACRES.

To be offered for SALE by AUCTION, as a whole or in two Lots, in the Hanover Square Estate Room, on Tuesday, July 28th, 1925, at 2.30 p.m. (unless previously Sold Privately).

Solicitors, Messrs. FORD, HARRIS & FORD, 25, Southernhay West, Exeter.

Auctioneers, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I.



KENTISH HILLS WROTHAM PLACE, KENT.

Close to the village, one mile from Wrotham Station, eight miles from Sevenoaks, ten from Tonbridge and 25 from London.

TO BE LET, UNFURNISHED, WROTHAM PLACE.

A fine example of a TUDOR MANOR HOUSE in mellowed red brick and tile, partly covered with creepers; fine hall, three reception, six principal and three secondary bedrooms, capital offices; Company's water, gas, central heating; will be newly decorated to suit tenant and wired for electricity; ample stabling, garages, farmery; singularly beautiful grounds, walled kitchen gardens, finely timbered paddocks; in all

NINETEEN ACRES.

Sole Agents, G. E. CHAMPION, Esq., 35, Earl Street, Maidstone; and Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I., and Ashford, Kent.



AT THE VERY LOW PRICE OF £6,500. BETWEEN SALISBURY AND SOUTHAMPTON

TO BE SOLD.

AN ATTRACTIVE FREEHOLD RESIDENTIAL PROPERTY.

THE MODERN BUILT RESIDENCE contains lounge hall, two reception rooms, library or billiard room, study, eleven bed and dressing rooms, three bathrooms, and offices; electric light, radiator heating, telephone. The PLEASURE GARDENS AND GROUNDS, which are noted for their pine woods and shrubberies, include two tennis lawns, herbaceous borders, kitchen and fruit gardens, and extend to

90 ACRES.

or would be Sold with less land. Garage for two cars, stabling for four, entrance lodge and chauffeur's flat, and a SMALL HOLDING.

STAG, FOX AND OTTER HUNTING AND BEAGLING.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (18,142.)

KNIGHT, FRANK & RUTLEY, (20, Hanover Square, W. I.
AND
WALTON & LEE, (90, Princes Street, Edinburgh.
78, St. Vincent Street, Glasgow.
41, Bank Street, Ashford, Kent.

(Knight, Frank & Rutley's advertisements continued on pages iii., v., xiv., xv. and xxvi. to xxix.)

Telephones:
3066 Mayfair (4 lines).
146 Central, Edinburgh.
2716 " Glasgow.
17 Ashford.

July 18th, 1925.

Supplement to COUNTRY LIFE.

xxix.

KNIGHT, FRANK & RUTLEY AND WALTON & LEE

THE ESTATE SALE ROOMS, LONDON, W. I.

HEREFORDSHIRE.
NEAR ROSS-ON-WYE.

RENT ONLY £120 PER ANNUM.

STONE-BUILT GEORGIAN HOUSE
TO LET, UNFURNISHED.

Four reception rooms, eleven bed and dressing rooms, three bathrooms.

STABLING FOR THREE.

TWO GARAGES.

Inexpensive and well-timbered grounds and gardens with tennis court, partly walled kitchen garden.

600 ACRES OF ROUGH SHOOTING
if desired.

HUNTING AND GOLF.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (20,216.)

CLOSE TO WALTON HEATH GOLF LINKS.
TO LET, FURNISHED,
for August and September with indoor servants if required.Particularly comfortable and
WELL-FURNISHED HOUSE.

Four reception rooms, eight best bedrooms, nursery suite, six servants' bedrooms, several bathrooms.

Electric light, telephone, etc.

GARAGE.

BEAUTIFUL GARDENS with first-class tennis court, formal and box gardens, kitchen garden and orchard.

Recommended by Messrs. KNIGHT, FRANK and RUTLEY, 20, Hanover Square, W. I. (P 6507.)

NEAR MAIDSTONE.
One mile from a station.

A small HOUSE with oak beams, Georgian fireplaces, etc. It stands about 200ft. above sea level, and contains three reception rooms, eight bedrooms, two bathrooms, etc.

Gas, telephone, water from spring.

GARAGE AND COTTAGE.

Old-world gardens with tennis lawn.

PRICE £1,750.

or including cottage £2,100.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (19,870.)

KNIGHT, FRANK & RUTLEY,
AND
WALTON & LEE,

(Knight, Frank & Rutley's advertisements continued on pages iii., v., xiv., xv. and xxvi. to xxviii.)

ESHER, SURREY.

Five minutes' walk from the station, excellent train service to Waterloo.



RED BRICK GEORGIAN RESIDENCE, four large reception rooms, eight bedrooms, two bathrooms, usual offices.

Company's electric light, gas and water, main drainage.

Every up-to-date improvement.

Garage, gardener's cottage; old secluded grounds, new hard tennis court, abundance of fruit trees; in all

THREE ACRES.

TO BE SOLD, FREEHOLD.

Inspected and recommended by Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (18,238.)

45 MINUTES FROM TOWN.

Right in the country, four miles from a station, six miles from Bishop's Stortford.

Hunting five days a week.

TO BE SOLD,
A FREEHOLD PROPERTY OF

22 ACRES.

Old-fashioned House, standing 260ft. above sea level, four reception rooms, nine bedrooms, bathroom and offices.

Electric light, Central heating.

Excellent water supply.

STABLING FOR FOUR.

TWO GARAGES.

Coachman's rooms with bath and electric light.

Park-like grounds, lawns and meadows.

PRICE £4,500.

(20,215.)

£1,950, FREEHOLD.

SURBITON

Best part. In a quiet road on high ground.

Station ten minutes.

Well-built and fitted Detached MODERN HOUSE.

Lounge hall, two sitting rooms, verandah, six bedrooms, bathroom, boxroom, offices.

Company's electric light, gas and water.

MAIN DRAINAGE.

GARDEN.

The Property is in good repair.

VACANT POSSESSION.

(3,066.)

YORKSHIRE, NORTH RIDING.

Commanding beautiful views of the sea and dales



A FREEHOLD PROPERTY of about 36 or 80 ACRES, including a stone-built Residence, standing high with south aspect; lounge hall, three reception rooms, thirteen bed and dressing rooms, three bathrooms, servants' hall, etc.

Electric light, central heating.

Garage, stabling, chauffeur's cottage, farmery, three cottages

UNDULATING PLEASURE GROUNDS.

Rock garden, tennis court, shrubberies, waterfall and fountains, etc., 40 acres of woodland.

Trot stream.

PRICE £5,000 or with 36 ACRES, £4,000.

Agents, Messrs. ROBERT GRAY & SONS, Whitby; Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square W. I. (19,540.)

20, Hanover Square, W. I.
90, Princes Street, Edinburgh.
78, St. Vincent Street, Glasgow.
41, Bank Street, Ashford, Kent.

OVERLOOKING SOUTH DOWNS.

In a beautiful and favourite part of Sussex.

TO BE SOLD.



An artistic brick-built and thatched COTTAGE RESIDENCE, standing high, facing south and commanding lovely and extensive views.

Lounge hall, two reception rooms, four bedrooms, bathroom and offices.

Electric light and central heating throughout.

COMPANY'S WATER.

TELEPHONE.

Garage with man's bedroom over.

Gardens of about ONE-AND-A-HALF ACRES with terrace, lawns, kitchen garden, etc.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (19,944.)

WILTSHIRE.

In the Pewsey Vale.



Old-fashioned brick and thatched RESIDENCE, conveniently situated on the outskirts of a village and near the Downs.

THREE RECEPTION ROOMS,
EIGHT BED AND DRESSING ROOMS,
KITCHENS AND OFFICES,
DAIRY WITH WATER LAID ON.

Stabling. Lawn with flower beds and sundial, paddock; in all about

THREE AND-A-QUARTER ACRES.

(Seven more acres can be purchased.)

Trout fishing near by, hunting, golf four miles.

£1,200, OR NEAR OFFER.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (19,930.)

CHESTER.

Seven miles from.



AN ANCIENT "BLACK AND WHITE" HOUSE, and occupying a commanding position with extensive views across the Cheshire plains and over the Welsh Hills.

Five reception rooms, billiard room, ten bed and dressing rooms, two bathrooms, etc.; outdoor swimming bath.

Electric light, Company's water.

Central heating.

Excellent stabling.

GARAGES. FOUR COTTAGES.
Wooded pleasure grounds of ABOUT ELEVEN ACRES.

PRICE £6,000.

Agents, Messrs. KNIGHT, FRANK & RUTLEY, 20, Hanover Square, W. I. (4,730.)

Telephones:

3066 Mayfair (4 lines).

146 Central, Edinburgh.

2716 " Glasgow.

17 Ashford.

Telegrams:
"Estate, c/o Harrods, London."
Branch Office: "West Byfleet."

62 & 64, BROMPTON ROAD, LONDON, S.W. 1
(OPPOSITE MESSRS. HARRODS LTD. MAIN PREMISES.)

Telephone No.:
Western One (85 lines).
Telephone: 149 Byfleet.



ONLY £50 PER ANNUM.
RED BRICK GEORGIAN RESIDENCE.

SUFFOLK AND NORFOLK BORDERS DISS.

Main line Ipswich to Norwich.

TO BE LET, UNFURNISHED, on these exceptionally moderate terms, in delightful old DOWER HOUSE, red brick, in the Georgian period, facing south and approached by drive.

Entrance hall, four reception, seven bedrooms, three attic bedrooms,

KITCHEN AND OFFICES, STABLING AND GARAGE, AND ABOUT ONE ACRE OF GARDEN (and two further acres can be had if desired).

Half-a-mile from village, with doctor, telephone, post office and shops; and about six miles from the market town of Diss, with nine-hole golf course.

HARRODS (L.D.), 62-64, Brompton Road, S.W. 1.



OVERLOOKING HAM COMMON

Beautifully situated, with open views all round; quite near Sudbrook Park Golf Club and Richmond Park.

REALLY ARTISTIC RESIDENCE, in first-rate order, tastefully decorated, fitted with every modern convenience and easily worked with the minimum of labour.

Large lounge hall (parquet flooring), two reception rooms leading to verandah, seven bedrooms, dressing room, well-equipped bathroom.

ELECTRIC LIGHT AND HEATING PLUGS, CENTRAL HEATING., TELEPHONE, CO.'S GAS, WATER AND DRAINAGE.

INDEPENDENT HOT WATER, GRAVEL AND SANDY SOIL.

Two well brick-built full-sized garages, with large covered wash yard; stabling for four, harness room; two bedrooms, sitting room, kitchen, scullery, fitted bath over; outbuildings; large heated greenhouse and sheds.

CHARMING WELL-STOCKED PLEASURE GARDENS, extending to ONE-AND-A-QUARTER ACRES

Splendid tennis lawn, flower borders, rose beds and pergola; productive kitchen garden, numbers of fruit trees and bush fruit.

PRICE £6,500.

Recommended by HARRODS (L.D.), from personal knowledge.



RICKMANSWORTH & NORTHWOOD (BETWEEN).

On an open heath, a mile from station; 25 minutes London.

GENUINE OLD HOUSE, with oak beams, oak stairs, open fireplaces and lattice windows; six bedrooms, three reception, bath, kitchen, etc.; Co.'s water, gas and electric light available; garage.

OLD MATURED GARDENS
of about
ONE ACRE.

PRICE £2,500, FREEHOLD.

Inspected and recommended by the Sole Agents,
HARRODS (L.D.), 62-64, Brompton Road, S.W. 1.

HARRODS Ltd.



ON AN OLD-WORLD SURREY COMMON

In lovely country and commanding panoramic views embracing Leith Hill, Betchworth and Boxhill.

WELL-APPOINTED RESIDENCE, approached by carriage drive, south-west aspect.

Hall, four reception, ten bed and dressing rooms, three bathrooms, excellent offices.

MAIN DRAINAGE. ELECTRIC LIGHT. CO.'S GAS AND WATER.

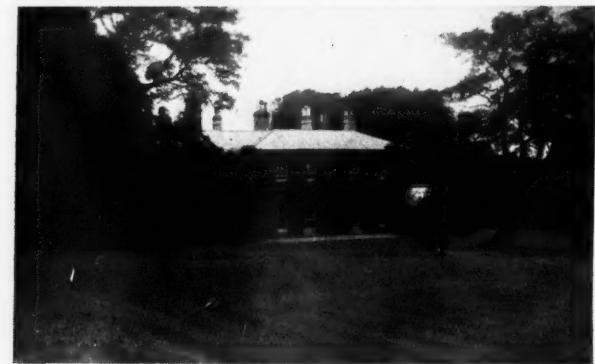
TELEPHONE. Garage. Stabling. Cottages. Outbuildings.

The PLEASURE GROUNDS are adorned with some well-grown specimen trees and shrubs and finely laid-out tennis and other lawns, herbaceous borders, two orchards, kitchen and rose gardens; in all about

FOUR ACRES.

GOLF AT BETCHWORTH PARK. MODERATE PRICE.

Inspected and recommended by HARRODS (L.D.), 62-64, Brompton Road, S.W. 1.



TO BE LET, UNFURNISHED, ON LEASE.

NEW FOREST

BEAUTIFUL POSITION, WITH VIEW OF BEAULIEU RIVER.

CHARMING OLD-FASHIONED RESIDENCE, in good order and containing on two floors:

Eight best bed and dressing rooms, four servants' bedrooms, two bathrooms, lounge hall, four reception rooms, etc.

ELECTRIC LIGHT AND WATER LAID ON.

Garage for three and room over. Gardener's cottage. Stabling.

FINELY TIMBERED GROUNDS.

Tennis lawn, kitchen garden and paddock; in all about

EIGHT ACRES.

HUNTING, YACHTING AND GOLF.

HARRODS (L.D.), 62-64, Brompton Road, S.W. 1.



OFFERED AT A BARGAIN PRICE.

LEATHERHEAD

(within easy reach.)

In a high and healthy district, about 30 minutes of Town, and convenient for several beauty spots.

UNEXPECTEDLY FOR SALE, OR MIGHT POSSIBLY BE LET ON LEASE.

UP-TO-DATE RESIDENCE, with all modern conveniences; lounge hall, three reception, billiard room, ten bed and dressing rooms, servants' rooms, two bathrooms and offices; electric light, Company's water and gas, main drainage, central heating, telephone; cottage, garage with rooms over, outbuildings, charming pleasure grounds of about FOUR ACRES.

The property is eminently suitable to anyone requiring to be within easy reach of Town, and yet wanting a thoroughly comfortable house in a delightful neighbourhood.

HARRODS (L.D.), 62-64, Brompton Road, S.W. 1.

(Advertisements continued on page xvii.)

July 18th, 1925.

Supplement to COUNTRY LIFE.

xxxii.

8 MOUNT STREET,
LONDON, W.1.

RENT ONLY £350 PER ANNUM WITH
184 ACRES.
BUCKS



TWO MILES FROM MAIN LINE STATION, L. & N.E.R. IN THE BEST PART OF THE BICESTER COUNTRY.

GENTLEMAN'S MODERN RESIDENCE AND GRASS FARM. Lounge, three reception, twelve bedrooms and bathroom. EIGHT GOOD LOOSE BOXES, FARMHOUSE AND AMPLE BUILDINGS.

Full particulars of Messrs. RALPH PAY & TAYLOR, 3, Mount Street, London, W.1. (4067.)

RALPH PAY & TAYLOR

Telephones :
Grosvenor 1032 & 1033.

GEM OF A MODERN XVITH CENTURY HOUSE WITH GATEHOUSE AND COURTYARD.

BUCKS, OXON AND NORTHANTS BORDERS

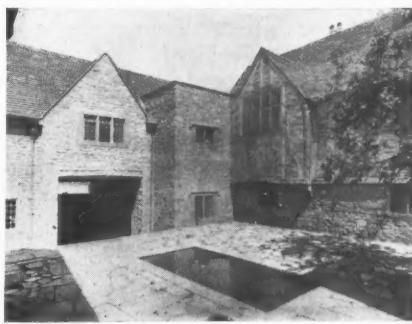
THREE MILES FROM A MAIN LINE STATION. Three reception, twelve to fifteen bedrooms, three bathrooms.

ELECTRIC LIGHT. CENTRAL HEATING. TELEPHONE. Eight excellent loose boxes. Two cottages. Genuine old material and very valuable Jacobean and William and Mary panelling.

Terraced gardens with two tennis courts; in all about FIVE ACRES.

HUNTING WITH THE GRAFTON AND BICESTER. PRICE £8,000 (OR NEAR OFFER).

Full particulars of the Owner's Agents, RALPH PAY and TAYLOR, 3, Mount Street, W.1.



BICESTER COUNTRY

CHARMING OLD-FASHIONED HUNTING BOX, THREE MILES FROM THE KENNELS.

TO BE LET, WELL FURNISHED, FOR THE SEASON.

EIGHT BEDROOMS BATHROOM. COMPANY'S WATER AND ELECTRIC LIGHT.

FIFTEEN LOOSE BOXES.

RENT ONLY 10 GUINEAS A WEEK.

Full particulars of Owner's Agents, Messrs. RALPH PAY & TAYLOR, 3, Mount Street, London, W.1. (6085.)

RALPH PAY & TAYLOR, 3, MOUNT STREET, GROSVENOR SQUARE, W.1.

ROBINSON, WILLIAMS & BURNANDS

89, MOUNT STREET, GROSVENOR SQUARE, W.1.
Telephones : GROSVENOR 2430 and 2431.

Telegrams : "THROSIXO, LONDON."

RURAL DISTRICT NEAR HUNTINGDON

HUNTING. FISHING. GOLF.

REASONABLE PRICE FOR QUICK SALE.



ATTRACTIVE OLD-WORLD PROPERTY,
IN RUSTIC SETTING ON GRAVEL SOIL.
EVERY CONVENIENCE.

Accommodation : Six bedrooms, TWO BATHROOMS, three reception rooms; large garage. ELECTRIC LIGHT. MAIN DRAINAGE. GOOD WATER.

PICTURESQUE GROUNDS, INCLUDING TWO TENNIS COURTS. About TWO-AND-A-HALF ACRES.

(5902.)

ROBINSON, WILLIAMS & BURNANDS, 89, MOUNT STREET, W.1.

RUMSEY & RUMSEY
BOURNEMOUTH (SEVEN OFFICES).

DORSET



GOOD COUNTRY HOUSE in a good residential neighbourhood, close to station and golf links eight miles Bournemouth. Two reception, four bedrooms, bathroom, compact offices; garage; Co.'s gas and water; two acres matured and productive ornamental fruit and kitchen gardens. £1,900, Freehold.

PRICKETT & ELLIS
LAND AGENTS, SURVEYORS AND
AUCTIONEERS,
57, CHANCERY LANE, LONDON, W.C.2, and
4, HIGH STREET, HIGHGATE, N.6. Estd. 1767.

HIGHGATE.
CLOSE TO KENWOOD AND HIGHGATE AND
HAMPSTEAD GOLF CLUBS.



In picturesque surroundings.
Three reception rooms and billiard room, seven bedrooms, dressing room, bathroom; 'phone.
PRICE ONLY £4,000.
ELECTRIC LIGHT. ROOM FOR GARAGE.
Charming garden with tennis lawn.
Agents, PRICKETT & ELLIS, as above.

HUMBERT & FLINT

WATFORD, HERTS, and
11, SERLE STREET, LINCOLN'S INN, W.C.2.
LAND AGENTS, SURVEYORS AND AUCTIONEERS.
Phones : Watford 43, and Holborn 2078 (2 lines).

GENTLEMAN'S COUNTRY RESIDENCE, on high ground, near picturesque village in Herts, one mile from station; three reception, two bath, eight bedrooms, good offices; garages, beautiful gardens and grounds of three acres. Price £6,000. With possession.

OHEY (near Watford).—Very desirable COUNTRY RESIDENCE, situated in a lovely position, about one mile from Bushey Station. The House is approached by a short carriage drive off a pretty country lane, and contains hall, small den, double drawing room, pleasant dining room, five bedrooms, bathroom, etc.; beautiful grounds and meadowland, extending in all to about seven-and-a-half acres. Price, Freehold, £4,000.

BUSHEY HEATH (situate on the highest part of the Heath, about 500ft. above sea level; one-and-a-half miles from station).—An attractive detached RESIDENCE containing lounge hall, dining room, drawing room, study, garden lobby, store room, usual offices, nine bed and dressing rooms, bathroom, boxroom, etc.; garage; electric light, gas, main water and drainage; good garden and small orchard. Price £3,750.

TO BE LET, FURNISHED (in one of the best residential parts of Watford).—A well-furnished detached RESIDENCE, containing lounge hall, drawing and dining rooms, five bedrooms, bathroom and domestic offices; excellent garden, with tennis court; rent 8 guineas per week or near offer, depending on length of tenancy.

GODDARD & SMITH

AUCTIONEERS AND ESTATE AGENTS,
22, KING STREET, ST. JAMES', S.W.1.
(Gerrard 2727).

AN IDEAL SUMMER RETREAT

About 50 miles North; overlooking golf links and with long river frontage.



TO BE SOLD, or LET, Unfurnished, exceptionally well-built and fitted BUNGALOW RESIDENCE; lounge hall 30ft. by 17ft., with polished oak floor, study, verandah, eight bedrooms all with wash-basins (h. and c.), two bathrooms, maid's sitting room, etc.; TELEPHONE, INDEPENDENT HOT WATER; tennis and other lawns; rustic bridges over backwater, kitchen garden, paddock, etc.; in all about THREE ACRES.—Agents, GODDARD and SMITH, 22, King Street, St. James', S.W.1.

TUESDAY, JULY 28TH, AT 4.30.

MOSCAR MOOR.

Eight miles from Sheffield, 30 miles from Manchester.
WITH POSSESSION FOR AUGUST 12TH.

TO BE SOLD BY AUCTION

BY
EADON & LOCKWOOD, F.A.I.,
at the Saleroom, St. James' Street, Sheffield.
THE CELEBRATED GROUSE MOOR
known as "MOSCAR MOOR," situated on the extreme borders of South Yorkshire and North Derbyshire and surrounded by other famous and well-stocked grouse moors, with keeper's stone-built Lodge overlooking a large part of the ground, extending to an area of
1,171A. OR. 19P.
(or thereabouts).

The Moor has been owned and shot for many years by the late Sir William Mappin, Bart., has been carefully burned and well-kept, and is in the market owing to his recent decease.
For plan and particulars apply to the AUCTIONEERS, or to SMITH, SMITH & FIELDING, Solicitors, Meetinghouse Lane, Sheffield.

ESTATE OFFICES,
RUGBY.
132, HIGH STREET,
OXFORD.

JAMES STYLES & WHITLOCK

LONDON, RUGBY, OXFORD AND BIRMINGHAM.

44, ST. JAMES' PLACE,
LONDON, S.W.1.
18, BENNETT'S HILL,
BIRMINGHAM.

SUFFOLK

In a very pretty undulating and richly timbered district some ten miles from the coast, two-and-a-half miles from Beccles (by fast trains about two-and-a-half hours from London) in a good sporting and social district.



REDISHAM HALL.

A RED BRICK GEORGIAN RESIDENCE in faultless order throughout and ready for immediate occupation without any expenditure whatever. It stands in a finely timbered park with lodges and is surrounded by typically English gardens. The House contains hall, three reception rooms, a fine saloon or billiard room with polished dancing floor, twelve bed and dressing rooms in all, day and night nurseries, boudoir completely panelled in oak and two fitted bathrooms.

CENTRAL HEATING. ELECTRIC LIGHT.
COMPLETELY MODERN SYSTEM OF DRAINAGE.

Excellent garage, stabling, lodges and cottages as required; the sporting over the Estate is particularly good; the woodlands, home farm and other farms (some now Let) comprise a total area of

1,090 ACRES,

but the RESIDENCE would be SOLD with practically any quantity of land to suit a purchaser on most moderate terms. If not Sold Privately the Estate will be offered by AUCTION in a number of Lots on August 7th next.

Solicitors, Messrs. W. J. & J. G. TAYLOR, Cambridge.
Joint Auctioneers, Messrs. STANFORD, BROOM & STANFORD, Halesworth, Suffolk; and JAMES STYLES & WHITLOCK, 44, St. James' Place, London, S.W.1.; also Rugby, Oxford and Birmingham.

NOTICE OF SALE BY AUCTION.

REDLYNCH, PETERSFIELD, HANTS

One mile from station; 70 minutes to Waterloo; convenient for Midhurst and Portsmouth.



THIS WELL-BUILT, conveniently planned, and excellently equipped COUNTRY RESIDENCE, erected to architects' plans some years ago, and occupying a splendid position in the favourite district, 300ft. above sea level, south aspect, magnificent views of the South Downs; sandy loam soil, subsoil, sandstone. Anglican and R.C. churches one mile.

Hall 22ft. by 14ft., and two sitting rooms, seven bedrooms, bathroom; electric light, telephone, Company's water.

Garage for two cars. Charming grounds of about

TWO ACRES.

To be offered for SALE by AUCTION (unless Sold Privately), at the London Auction Mart, in August next.

Particulars from the Solicitors, Messrs. JENNINGS & CHATER, 40, Chancery Lane, W.C.2; or from the Auctioneers, JAMES STYLES & WHITLOCK, 44, St. James' Place, S.W.1.

AN EXTRAORDINARY BARGAIN.

£3,000 (OR CLOSE OFFER.)

WARWICKSHIRE (near main line stations, in a good hunting country); four reception rooms, thirteen bedrooms, billiard room, bathroom and good offices; central heating. Hunting stables surrounding yard with five loose boxes and four stalls; well-matured grounds with tennis lawn, walled kitchen garden, etc.; old turf paddocks; in all about FIFTEEN ACRES.

The price which will be accepted represents only a fraction of cost.

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A DESIRABLE FREEHOLD RESIDENCE, STANDING IN ITS OWN GROUNDS, with HALL and THREE RECEPTION ROOMS, FIVE BEDROOMS, BOXROOM, and BATHROOM.

GOOD OUTBUILDINGS and

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AN ATTRACTIVE FREEHOLD RESIDENCE, DETACHED AND STANDING IN A PLEASANT GARDEN, with HALL and THREE RECEPTION ROOMS, OFFICES and FOUR BEDROOMS.

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FOR SALE.

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July 18th, 1925.

Supplement to COUNTRY LIFE.

xxxiii.

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TWELVE ACRES
OF BEAUTIFUL GROUNDS.

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TELEPHONE. CO'S WATER. CENTRAL HEATING.
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500yds. frontage to navigable river with private jetty.

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IN THE MIDST OF BEAUTIFULLY WOODED COUNTRY, 250FT. ABOVE SEA LEVEL.

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Lovely garden of about
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PRICE, FREEHOLD, £1,250.

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A DISTINGUISHED RESIDENCE,
with
SOUTH ASPECT.

SEVENTEEN ACRES OF PARK-LIKE
GROUNDS AND GARDENS.



THIS FREEHOLD ESTATE

includes

COTTAGE, GARAGE, STABLING, etc.,
while the

RESIDENCE

contains

Thirteen bed and dressing rooms,
Three reception rooms,
Three bathrooms, and
Servants' quarters.

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ELIZABETHAN COTTAGE RESIDENCE of considerable charm in its park-like surroundings and comfortable modernised interior which retains its ancient oak in beams, etc. Four bedrooms, bathroom, two reception rooms, offices and servants' quarters; Company's water and gas, central heating, modern drainage. Prettily timbered grounds of FIVE ACRES. PRICE £1,950, FREEHOLD.

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Central heating. Telephone.
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Recommended to the extent of an immediate inspection being advised.

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TO BE SOLD.

A VERY DESIRABLE FRUIT FARM of about 76 ACRES. As a whole or in Lots, and as a going concern. Fully equipped.

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PRICE £8,000.

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One mile Horley Station. Hunting with two packs.

TO BE SOLD, this fine old ELIZABETHAN RESIDENCE, occupying a secluded situation; eight or nine bedrooms, four reception rooms; delightful grounds; two sets model farm buildings, suitable pedigree herd or stud farm.

72 ACRES (nearly all grass).

BAILIFF'S HOUSE. TWO COTTAGES.

A BARGAIN AT £7,500
(Or the House would be sold separately at £4,500).

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By order of General the Earl of Cavan, K.P., G.O.M.G. G.C.V.O., K.C.B., Etc.

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WAINWRIGHTS & HEARD have received instructions to offer the above very valuable Freehold Property for SALE BY AUCTION, at the Royal Clarence Hotel, Bridgwater, on Wednesday, July 22nd, 1925, at 3 o'clock in the afternoon precisely (unless previously disposed of by Private Treaty). Special attention is called to this important Sale, including as it does, one of the finest farms in the district, and affording a unique opportunity of acquiring a remarkably rich and attractive Property, with possession at Michaelmas next. The farm is in the occupation of Mr. B. Bucknell, under a Lease expiring September 29th, 1925, to whom application to view should be made.—Illustrated particulars of Sale with conditions and plans annexed are in course of preparation, and may be had 21 days previous to date of Sale, of Messrs. WAINWRIGHTS & HEARD, Surveyors and Land Agents, Shepton Mallet; or of Messrs. BUCKNELL & CO., Solicitors, 2, Raymond Buildings, Gray's Inn, London, W.C.



Telephone:
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SEAVIEW, ISLE OF WIGHT



THIS EXCEPTIONALLY UP-TO-DATE HOUSE
OF CHARMING DESIGN,

WITH SIX MAIN AND SIX SECONDARY BEDROOMS, TWO BATHROOMS,
AND THREE RECEPTION ROOMS.

ELECTRIC LIGHT. GAS. CENTRAL HEATING.
LAUNDRY.

THREE-AND-A-HALF ACRES OF BEAUTIFUL GROUNDS,
Tennis court, croquet lawn.

Will be offered for SALE by AUCTION by Messrs.
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For particulars of Sale apply to the Solicitors, Messrs. SMITH, FORT & SYMONDS,
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Also at 11, King Edward Street, Oxford; 27, Market Hill, Cambridge.

LAND AGENTS



FOR SALE.

CAMBRIDGE (FOUR MILES).

"THE GRANGE," GREAT SHELFORD.
DELIGHTFUL OLD XVII CENTURY HOUSE; old oak beams and oak-panelled
rooms, with modern additions and conveniences, main water and gas.

LOUNGE HALL 30ft. by 20ft.; DRAWING ROOM 31ft.
by 17ft. 6in. panelled in old oak, opening into conservatory;
DINING ROOM 26ft. by 17ft. with inglenook; STUDY
17ft. by 14ft. panelled in old oak with large recess; NINE
BEDROOMS, THREE DRESSING ROOMS, BATHROOM.

Complete and convenient domestic offices.

GARAGE FOR TWO CARS, AND STABLING.

CHARMING OLD-WORLD GARDEN,

yew hedges, old stone garden ornaments, lawns shaded with copper beech and old trees,
herbaceous borders, rose garden, sunk Dutch garden, tennis lawn, walled-in kitchen garden,
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GROUNDS AND WALKS, AND MEADOW WITH OLD FISH PONDS,
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SIXTEEN ACRES.

BOATHOUSE AND FRONTAGE TO RIVER GRANTA.

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within easy reach of many sea and moorland
beauty spots and only six miles from main
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TO ALL PARTS).—TO BE SOLD, ex-
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TATE of about 87 ACRES, including charming
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APPROACHED BY CARRIAGE DRIVE
WITH PRETTY LODGE ENTRANCE;
lounge hall, four reception, studio, ten bed
and dressing rooms, two baths; PETROL GAS, IN-
DEPENDENT HOT WATER SUPPLY; DELIGHTFUL
PICTURESQUE GROUNDS: rock garden, lawns, SHRUB-
BERIES, AND PARK WITH STREAM AND ORNA-
MENTAL POND; garage, stabling, two cottages, and farm
of 72 ACRES. Price, Freehold, £10,000.—Highly recom-
mended by the Agents, RIPPON, BOSWELL & CO., Exeter.
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CHARMINGLY SITUATED SMALL HOUSE,
easily run, with exceptional gardens, in lovely country.
Excellent sporting and social district. Hunting, shooting,
fishing, golf. Three reception, six bedrooms, billiard room;
garage and stabling; tennis and croquet lawns, meadow,
and cottage; three acres, all Freehold; Company's water,
gas and main drainage; ten minutes from station; London
46 miles.—BELL, 40, Cheapside, London.

£3,250 (miles, Cirencester).—Gentleman's RESI-
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stabling four, garage two cars; six acres finely timbered
grounds; lodge, £7,750 (near Tetbury), Estate, 447 acres,
chiefly pasture. Small Jacobean House (tot old oak), eight
cottages; every field watered; £2,000 recently expended.—
DRIVER, Cirencester.

IMPORTANT SALE OF FREEHOLD AGRICULTURAL, HISTORICAL, SPORTING AND OTHER PROPERTIES,
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THE TOWERED ENTRANCE, AMBERLEY CASTLE. LOT 1.

AMBERLEY CASTLE,
WITH FARMLANDS OF ABOUT
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A PROPERTY OF GREAT HISTORICAL
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Two rich CORN AND STOCK FARMS
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Agricultural, Sporting and Woodlands, with
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THE ROMAN WOODS, DEDISHAM,
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Farms of from 140 to 300 acres in extent.

The whole embracing an area of about
2,190 ACRES.

TO BE SOLD BY AUCTION BY MESSRS.

NEWLAND, TOMPKINS & TAYLOR, on Wednesday, August 5th, 1925, at 3 p.m., at the Town Hall, Horsham,
in 17 Lots.—Illustrated particulars with plans and conditions of Sale of the Vendors' Solicitors, Messrs. HOLMES, BELDAM
and CO., Arundel; of G. P. TYRWHITT-DRAKE, Esq., Estate Office, Arundel; and of the Auctioneers, NEWLAND, TOMPKINS
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OPPOSITE RAILWAY STATION, DIRECT LINE, EXCELLENT TRAIN SERVICE.

MODERN BUNGALOW, eight rooms; large tiled entrance hall, ideal accommodation, indoor sanitation with
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Built in the centre of an old orchard (two acres) which has been laid out with flowers and vegetables, hundreds of roses,
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Two large lawns, three greenhouses (one heated), frames, fine brick woodshed, and a splendid four-room cottage and
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AN ABSOLUTE BARGAIN FOR £3,250, FREEHOLD.
Owner not leaving district, but removing into smaller house.—"A 7035," c/o COUNTRY LIFE Offices, 20, Tavistock
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CHARMING COTTAGE-BUNGALOW; every convenience; exceptionally well fitted; large sitting room
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EXCELLENT LARDER ACCOMMODATION.

SUIT YOUNG MARRIED COUPLE, TWO LADIES, OR RETIRED COUPLE.

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RADIATORS IN NEARLY EVERY
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TELEPHONES.
FITTED LAVATORY BASINS.
Electrically fitted laundry.
THERE ARE TEN BATHROOMS.

The halls and principal reception rooms are richly panelled in oak.



THE SOUTH FRONT.



THE PLEASURE GROUNDS ARE NOTED FOR THEIR BEAUTY.

and include wide-spreading lawns, shrubberies, magnificent clumps of rhododendrons, rose and herbaceous gardens, range of glass, lovely woodlands.

THREE LARGE LAKES AFFORDING BOATING AND FISHING.

Full-sized indoor "real" tennis court.

Ample staoling. Garages. Several cottages.

GOLF. HUNTING. SHOOTING.



ANOTHER VIEW OF BALLROOM, SHOWING PART OF THE DRAWING ROOM.

Full particulars and series of views can be had on application to the Sole Agents, Messrs. JARVIS & CO., Haywards Heath, who strongly recommend the Property in every way.

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UNDER 40 MINUTES LONDON—A charming Freehold COUNTRY RESIDENTIAL AND AGRICULTURAL PROPERTY, comprising a picturesque COUNTRY RESIDENCE, brick built, red tiled, and gabled, approached by private road and carriage drive through prettily timbered grounds. The accommodation includes outer and inner halls, three handsome reception rooms having oak parquet floors, fine billiard room with wood block floor, conservatory, thirteen bedrooms, three bathrooms, ample and convenient offices, etc., etc.; Company's water, electric light from own plant, drainage recently remodelled and thoroughly up to date; delightful well-matured gardens and pleasure grounds bounded by River Mole, with waterfall, rose garden, pergola, lawns, etc., and pretty thatched summerhouse, extensive glasshouses; excellent outbuildings comprise double garage, stables, etc., pretty old-fashioned farmhouse, six cottages, three sets well-arranged farmbuildings peculiarly adapted for the housing of a small pedigree herd, together with about 306 ACRES of nicely timbered land, of which 183 are pasture, 78 arable, and 31 wood. The whole of the Estate is in hand, and possession will be given on completion of the purchase. The land affords a good mixed shoot, with some useful partridge country. Hunting may be obtained in the district; golf course three-and-a-half miles, and Gatwick Race Course is close by. Valuable building frontage to the main road, ripe for immediate development.

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SITUATE IN THE PICTURESQUE VILLAGE OF COOKHAM, A FEW MINUTES' WALK OF THE RIVER THAMES AND COOKHAM RAILWAY STATION.



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GARAGE. TWO COTTAGES. STABLING.

BEAUTIFUL PLEASURE GROUNDS,
in all about

SIX ACRES.

The whole in excellent order and with vacant possession for occupation. For SALE by AUCTION by Messrs. EDWIN FOX, BURNETT & CO., at the London Auction Mart on Friday, July 24th.—Particulars and conditions of Sale, with plan, may be obtained of Messrs. GRESHAM, DAVIES & DALLAS, Solicitors, 12, Old Jewry Chambers, E.C.2; or of the Auctioneers, 9 and 10, Fenchurch Street, E.C.3.

- (1) THE ELIZABETHAN HOUSE, GARAGE, AND ABOUT AN ACRE.
- (2) THE FARMHOUSE, FARMERY, AND ABOUT 29 ACRES. "COURTLANDS," BARNS GREEN, SUSSEX.

In an extremely pretty district, one mile from Barns Green Village, two-and-a-half miles from Southwater Station, and under six miles from the market town of Horsham.



AN ATTRACTIVE AND DELIGHTFUL OLD-FASHIONED ELIZABETHAN COUNTRY HOUSE, recently restored and fitted with electric light, central heating and other modern conveniences, containing four bedrooms, two bathrooms, two large sitting rooms, square hall, and excellent offices; capital modern dwelling house for bailiff with four bedrooms, bathroom, etc.

EXCELLENT FARMERY, with modern cowstalls, orchard, arable land and productive grazing lands, lying in a ring fence embracing an area of nearly

30 ACRES.

For particulars and orders to view apply to the Sole Agents, Messrs. KING & CHASEMORE, Chartered Surveyors, Horsham, Sussex.

STUDIO for lady; situated in large garden on Chiltern Hills, three miles from station; adapted from old barn; top light; self-contained, with kitchenette; 2½ guineas weekly. To LET now.—Miss THOMSON, "The Cottage," Bellingdon, near Chesham, Bucks. Interview London.



HALBERTON (Devon).—To be SOLD, a charming RESIDENCE, owned by Col. E. G. Evans, Freehold; two sitting, six bedrooms, dressing room, bathroom, box-room, kitchen, scullery, larder, indoor sanitation; h. and c. water laid on; large conservatory; room for motor car; with about one-and-a-quarter acres of fertile garden, well planted with fruit trees. In village, close to post office and church. Blundell's School, Tiverton, two miles; G.W.R. Station one-and-a-half miles. Hunting and fishing. Buses for Tiverton and Exeter pass door.

PRICE £2,500.

Apply "Highfields," Halberton, Tiverton, Devon.

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FARNINGHAM (KENT).—Comfortable GEORGIAN RESIDENCE, containing seven bedrooms (three fitted with lavatory basins, h. and c.), bathroom, four reception rooms, ground floor offices, two staircases; Company's water and gas, main drainage, telephone, electric light from own plant, independent hot-water system; garage for two cars, stabling; viney, gardens and meadow of FOUR ACRES. FREEHOLD, £3,250. Vacant possession.—Apply F. D. IBBETT & Co., 130, High Street, Sevenoaks.



TO LET, "WYCLIFFE HALL" (N. R. YORKS).
Adjoining River Tees.

TO LET, on lease, from August 2nd next, delightful COUNTRY RESIDENCE AND SPORTING ESTATE, situated in the centre Zetland Hunt country.
House: Central heating, electric light, telephone, and excellent water supply; five reception, billiard room, fourteen bedrooms, bathrooms, etc., housekeeper and servants' rooms, laundry; ample stabling and garage accommodation.
Grounds: Pleasure and kitchen gardens, tennis lawns, greenhouses.

FIVE ACRES.

SHOOTING: 3,000 acres (woodlands 66 acres), excellent partridge and pheasant shooting.

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SOUTH WALES (one-and-a-half miles Ferryside Station, G.W.R. main line; five miles Carmarthen).—For SALE, with immediate possession, "ISCOED," a beautiful medium-sized Residence, in correct Adam style and decoration, commanding magnificent views of River Towy estuary and Carmarthen Bay. Accommodation: Four reception rooms, library, billiard room, ten bed and dressing rooms, two bathrooms, usual offices, servants' quarters; garages; outbuildings, gardens, grounds, woods, 50 acres land; electric light, and central heating.
Apply JOHN FRANCIS & SON, Estate Agents, Carmarthen.

MUNDENLEY (Norfolk Coast; very delightful position on cliffs, with uninterrupted view).—Compact splendidly built RESIDENCE, with three reception and seven bedrooms; modern conveniences, central heating; garage; sunken tennis court. Freehold, only £2,650. Furniture can be bought at fair valuation. Immediate possession.—OWNER, 14, Kingston Road, New Malden, Surrey.

TO HUNTING AND CITY MEN.

CHOICE MODERATE-SIZED COUNTRY RESIDENCE, EARLEY, BERKSHIRE (Reading three miles, whence Paddington 40 minutes; delightfully situated, on high ground).—Eight bed and dressing, bath, three reception, good offices; stabling for ten, coach-house or garage; grounds and pastureland; in all nearly seven acres; also two excellent country cottages close by. Vacant possession of the whole. Hunting and golf. For SALE by AUCTION (in Lots), at Reading, on July 25th, 1925, by OMER COOPER & POVEY, 17, Blagrave Street, Reading, of whom view and particulars may be obtained.



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FREEHOLD RIVERSIDE RESIDENCE WITH ATTRACTIVE GROUNDS AND RIVER FRONTAGE 228FT.

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Two boathouses.

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AT BARGAIN PRICE TO ENSURE SALE.
NEAR ALDEBURGH-ON-SEA.—Ideal SPORTING AND MIXED FARMING ESTATE, 630 acres (240 arable, 104 pasture, 376 wood and rough land). Comfortable modern Residence, with bathroom; six cottages. Freehold, £8,500; additional 2,400 acres of shooting available. WOODCOCK & SON, Ipswich.



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TO BE LET, FURNISHED, for three or five years, an interesting old HOUSE, containing fine suite of reception rooms, sixteen principal bedrooms, etc.; stabling consists of seven stalls and four loose boxes, garages.

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SURREY.—Owner abroad from autumn for year, seeking tenant who would use with care handsome antique furniture during absence. Has twelve bed, three bath, spacious entertaining suite; central heating, electric light, phone; garages, stabling; some acres of wonderful Indian and old English gardens, woodland glades, temple and statuary, lily pond, beautiful water garden, river lawn, tennis, old random paved summer loggia; two māis left. Inadequate rent accepted; rare opportunity.—Inspected and unhesitatingly recommended by GOODMAN and MANN, Hampton Court Station.

FREEHOLD DETACHED COTTAGE, Isle of Wight: four bedrooms, two sitting rooms, bathroom; kitchen, scullery; electric light; newly decorated, well furnished; small garden. Boat service to Lympstone. Price, including furniture, £1,500 or without furniture £1,100. Orders to view, owner.—"A 7040" c/o COUNTRY LIFE Offices, 20, Tavistock Street, Covent Garden, W.C.2.

IN THE BEAUFORT HUNT.—To be LET, furnished, for winter months, a Georgian HOUSE, on borders of Cotswolds, containing three reception, ten or twelve bedrooms, two bath; electric light, telephone and heating. Wellfurnished and newly done up. Stabling for five. Moderate rent.—"A 7050" c/o COUNTRY LIFE Offices, 20, Tavistock Street, Covent Garden, W.C.2.

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GROUSE SHOOT, including Shooting Box on borders of Cumberland and Durham. Well-known moors 10,000 acres (2,000 of which are enclosed). In excellent condition, free from vermin. Good prospects. Willing to LET for three years certain at reasonable rent, including keepers.—For further particulars apply "A 7046" c/o COUNTRY LIFE Offices, 20, Tavistock Street, Covent Garden, W.C.2.



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July 18th, 1925.

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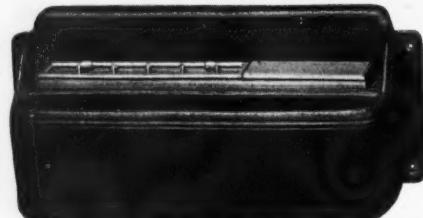
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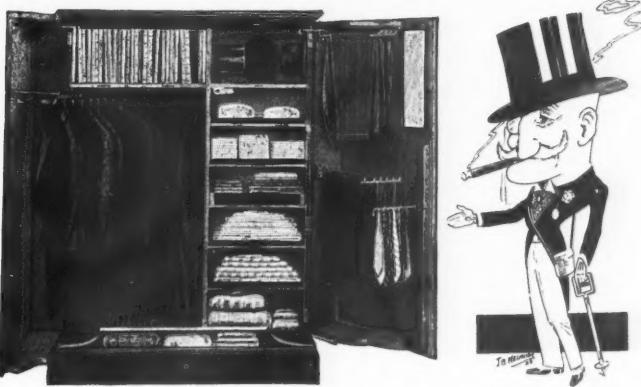
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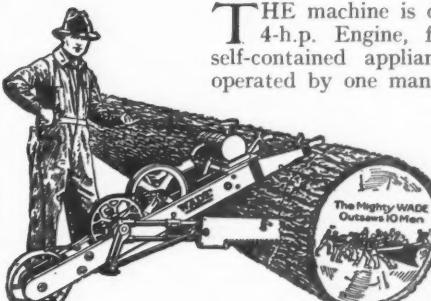
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Agricultural Costing in Switzerland

IN 1924 Dr. A. G. Ruston of the Department of Agriculture, Leeds University, was granted a Travelling Research Fellowship by the Ministry of Agriculture and Fisheries for the purpose of studying agricultural co-operation and costings in Switzerland and Denmark. The first portion of his report is printed in the July issue of the Journal of the Ministry of Agriculture, and conveys no uncertain promise of being of great value to the practical farmer of this country. Indeed, English workers and electors might take a hint from Dr. Ernest Laur, the well known economist, who was secretary of the Union Paysans Suisses, and since 1901 has been collecting statistical data from the carefully kept books on some four hundred farms, whose accounts have been supervised through the Union. The Swiss wanted an agricultural policy, and Dr. Laur thought it was of little use approaching the government with generalities. Hence his detailed labour. To take one direction in which this collection of figures has proved its utility—it has made the growing of wheat still a paying proposition, "and made it possible for the producer of milk to obtain from 70 per cent. to 75 per cent. of the price paid by the consuming public." His records are excellent, and would show exactly how the industry of this country stands if the object were to frame a national agricultural policy.

The first table gives the Swiss results on 6,057 holdings. The entries are in periods, 1901-5, 1906-13, 1914 is by itself, and then comes a period of four years, 1915-18,

followed by four separate years after the war. In the first five years of the century the labour bill per acre was £4 12s. 5d., and for the succeeding seven years it had risen to £6 1s. 6d.; in 1914 it was £5 9s. 4d. It reached £12 9s. in 1920, but fell to £10 10s. 7d. by 1922. The gross output rose in value from £9 18s. 6d. annually for the first five years of the century to £19 2s. 5d. in 1922, a diminution starting in 1920. The working expenses per acre in the years 1901-5 were £7 8s. 3d., and in 1922 had increased to £20 18s. 6d. per acre. The net returns per acre begin with £2 10s. 4d., and end in 1922 with a loss of £1 16s. 1d. There was, of course, a great amount of variation during the war. A sharp rise in prices in 1918 caused the net return to the producer to jump up to 15 per cent. on the capital invested, but, as a rule, no profits were made that could be called enormous, and no great rises took place in the cost of living. In 1922 there was a loss of 1.61 per cent. on the capital invested, while, says Dr. Ruston, "our results in Yorkshire showed an average loss of 17.7 per cent. during that year." In Switzerland they managed to avoid any big inflation during the war and consequently no big deflation followed afterwards.

Dr. Ruston says that Switzerland is essentially a country of small holdings, more than 83 per cent. of them being under 10 hectares, or 25 acres, and these holdings include 54 per cent. of the cultivated area of the country, if forests and pasture are disregarded. From the table which accompanies this section we see that the most popular holding is one of an area from 12½ acres to 25 acres, and the number of holdings of this size is 2,457. The average capital invested per acre on holdings of this size is £116 16s. 2d., the output £19 0s. 3d., production costs £14 5s. 6d. per acre, and the net balance per acre, £4 14s. 9d. That gives 4 per cent. as interest on capital invested. The return from these holdings was only 1s. 3d. per acre, as compared with a loss of £2 3s. 6d. on holdings of 7½ acres to 12½ acres, and a gain of £1 1s. 6d. on holdings from 25 acres to 37 acres. Efficiency seems to go up with the size of the holdings and to go down with diminution of the size.

The visitor seemed to be greatly impressed with the equipment. "Every farm has its liquid manure tank and pump, and in a large number of cases pipes are laid on from the tank to the fields, and the liquid manure sprayed on to the meadowland by means of a force pump at the holding. In one case, from the holding down in the valley, liquid manure was being pumped on to the Alpine grazing land above."

There has, evidently, been a heavy expenditure on buildings and equipment, and whether the end justifies the means he leaves an open question. There is, however, a note of disapproval in his remark to the effect that the farmers are really handicapped by having to carry so large a proportion of dead stock. He gives an example of a farm of 35 acres that carried a dead weight of more than £71 per acre, just 1 per cent. more than half of the total capital; and it should be noticed that, of the 35 acres, 30 acres were under grass, and yet had to carry their very heavy proportion of dead stock. The reader must remember, in considering the report of the figures, that this enquiry was political in its origin—that is to say, it was not directed so much towards the improvement of agriculture as to getting facts together which would enable an agricultural policy to be produced that was founded on actual facts. He defines the difference between these statistics and our statistics by calling the English system "intensive," and the Swiss system "extensive." The former carries more instruction with it, but the latter gives quicker insight into the agriculture of a province or district.

Our Frontispiece

OUR frontispiece this week is a portrait of H.M. Queen Elizabeth of Greece, eldest daughter of the King and Queen of Rumania. She was married, in 1921, to H.M. King George II, who was on the throne of Greece when that country became a republic, in 1924. Queen Elizabeth arrives in London on a short visit next week.



COUNTRY NOTES.

PROBABLY every reader of this paper will be familiar with the Board of Trade figures for June. There is no need to repeat them here. It was not England's way in the past, when the character of her sons was in the making, to be easily moved by "alarms and excursions," and readers of history know that, at various epochs in our national life, there was far more cause for gloomy looks and anticipations than there is to-day. Examining the situation with a cool brain, it becomes less astonishing that there should still be things upside down after so terrible a war. But what is wanted to-day is a strict accounting. Let the causes of this drop in our exportation be examined strictly and honestly, so that the country can brace its mind to face the exact facts. At the same time means should be taken to show where there is no falling off, but a work of regeneration going on. It may be of small proportions at present, but capable of being increased by pluck and determination. There is no need to despair about the falling off in exports, as there are causes for it other than have any direct connection with this country. Research should be directed to the facts of the position, and encouragement given to those engaged in exploring all possible resources for restoring our overseas trade.

WHEN war broke out Mr. W. Gavin was the Director of Reclamation in the Board (now Ministry) of Agriculture, and he has every right to be heard upon the subject just now; but we are afraid that his article in the *Morning Post* does not carry things very far forward. Reclamation in England has not been feasible on a large scale, because, as usual, this country has found out the most expensive way in which to do it. It has never really succeeded when done by the landowner, and in many cases it has brought ruin in its wake. The farmer of our day will not attempt it because he does not see how he will get his money back. In the days of high wheat prices after the Napoleonic Wars there was a fever for reclamation, because of the market return, which, in spite of the expenses, left a substantial profit to the seller. If reclamation were to succeed to-day, it would be achieved without calling upon either landowner or tenant farmer to undertake the expense and the risk. Nor should the Government do so either. When these have all been ruled out, one is reminded of the grave-digger who, in answer to the query why he was digging a very deep grave, replied mysteriously: "There are more ways of killing a chicken than by choking it with hot butter." The man who ought to undertake reclamation is the man who intends to make his living out of the land reclaimed. That was the way in which Belgium succeeded, and Belgium is now, in all probability, the most prosperous of the nations engaged in the war. It is also the most thickly populated, and holds a very high place in engineering as well as in agriculture. But it is Germany

that can give a valuable object lesson in economical land reclamation. The Government would do well to send Mr. Gavin out to study the methods in practice, and, above all, the way in which they are financed. That would help to eliminate "choking by hot butter" from the schemes that are obviously in Mr. Gavin's mind.

LORD'S saw some dull and some interesting cricket last week. Much of the play in the University match may fairly be called dull, because, after Oxford's relentlessly patient batting on the first day, the match seemed foredoomed to be a draw. The Cambridge innings was rather more dramatic, since there was the *début* of K. S. Duleep-sinhji, the hundred that made Mr. Enthoven immortal with the great Yardley, and the tragedy of poor Mr. Leonard Crawley, who got within two of his hundred before lunch and then fell to the very first ball afterwards. Finally, Mr. Holmes played a truly sparkling innings when Oxford went in again. But most of these things befell too late, when it was too clear that nothing definite could happen, and the match suffered accordingly. The draw between Eton and Harrow seemed to have victory in their grasp, and, though their chances of winning for the first time since 1908 gradually oozed away, there was excitement and to spare up to the very end. They showed some lack of enterprise, and might have declared sooner; but it is easy to criticise, while it must have been hard to decide. At any rate, as a side, they certainly gained most of the honour and glory.

INDIVIDUALLY, Raphael and Wormald had a great match of it for Harrow, and Pennyfather made a historic catch and put in a fine spell of bowling in the last innings. Yet, by the irony of fate, it is likely enough that the names to be best remembered will be those on the side which least distinguished itself. Cobbold played two great captain's innings, when his comrades were falling like corn before the sickle, and should never be forgotten. Whittaker showed himself a bowler of great promise; and then there are Boscowen and Hunloke, who, in saving the match, quitted themselves like men. The finish, if not quite so thrilling, had a touch of that in 1895. That time it was Harrow who were trying desperately for a draw. It was thirteen minutes past seven when the then infantile Dowson joined Henley: the field closed in all round him, and for nearly a quarter of an hour he gallantly withstood the attack. With three minutes left he fell, caught close in by Basil Lubbock off Pilkington's bowling; but he had done his work, and Henley and Cole played out time and saved Harrow. And now 1925 goes to join 1895 in the land of memories.

THE NEW BOOK.

This book that lies unread upon my knee—
What will it bring to me?
For it may start a thought to lead me far,
Or soothe my heart to rest,
May send my mind to roam from star to star,
Or call my spirit to immortal quest
And change Eternity—
For near to high adventure I may be.

ISABEL BUTCHART.

IT is good news that Broad Halfpenny, one of the earliest homes of cricket and the playground of John Nyren's immortal heroes, is now secure for all time. It has been bought by Winchester College, and there could be no worthier holders of the sacred turf. The event was celebrated on Saturday last by a match between Hambledon and Winchester. Hambledon won handsomely, and so can say, in the proud words of old Richard Nyren, "Another time don't bet your money against such men as we are." It is true that the Hambledon side, though possessing some of its own genuine villagers, was reinforced by such formidable cricketers from outside as Mr. Altham and Mr. McDonell: but what of that? Did not the great Silver Billy himself, William Beldham, come from Farnham? David Harris, the greatest of all bowlers, was

July 18th, 1925.

born at Odiham, and both these illustrious men played for Hambledon. One of the pleasantest features was the presence and the success of the Bonham-Carter family, to a member of which some of the earliest records of the Hambledon Club belong. One of them made top score for Winchester, and the other the second best score for Hambledon.

A PERFECTLY ideal Court of Inquiry is that appointed to deal with the miners' dispute. Its chairman, Mr. H. P. Macmillan, K.C., is an eminent lawyer trained to study questions impartially. It was at the request of the Labour Prime Minister that he consented to hold the office of Lord Advocate in a non-political sense. Sir Josiah Stamp was the British representative on the Reparations Commission Committee on German Currency and Finance. Mr. Will Sherwood is a leading member of the Labour Party. He organised the National Union of General and Municipal Workers, and was a member of the committee of enquiry into the shipbuilding industry. The Labour Party, if it had been called on, could not have made a better selection.

AN easy key to the puzzle of pig distribution is supplied in that most useful new publication "The Chamber of Commerce Atlas," edited by George Philip, F.R.G.S., and T. Swinborne Sheldrake. Pigs and dairy produce occupy only two pages for illustrations and a page for notes, but that is enough to flash at once upon the reader a considerable knowledge of their distribution. The pig in Europe, as a rule, has prospered in the countries best supplied with its food. The distribution follows that of potatoes and dairy cows, as pigs are kept chiefly on barley, potatoes and dairy refuse. Denmark stands first in regard to its pig population, and Germany second, while Belgium and Holland follow close behind them. Serbia, before the war, reared large herds on her own forests. China has more pigs than any other country, but, apart from bristles, these pigs are of little importance in international trade. Great Britain is chiefly distinguished in this connection as an importer. Her pigs are but a sprinkling as compared with those of other countries, and that is equally true of her dairy products. In all cases we buy, while our export of food is merely nominal. It is not a pleasant picture to contemplate. In days gone by, when industry flourished, we paid for our imports of food with our exports of other merchandise. To-day trade languishes, and we have lost the means of paying with our exports, but we go on buying food on a larger scale than ever.

ITALY has lost a great and interesting archaeologist in Giacomo Boni. His father died when he was quite young, and, after an ordinary schooling, he had his own way to make in the world, his start being in the office of the Director of Restoration of the Palazzo Ducale. His ambition and his endless love of learning caused him to concentrate on acquiring a knowledge of Greek, Latin and English of which the last was an outcome of his enthusiasm for Ruskin. A story is told of his being found, on a winter dawn, seated with a candle by him on a bench on which he had sat all night, a book in front of him and a shawl round his shoulders. He met Ruskin for the first time in 1882 when he was still writing articles on the Palazzo Ducale, which the Venetian papers would not any longer accept. They were, however, printed by the *Tribuna* of Rome and attracted the attention of Crispi, whose Minister of Public Instruction, Signor Boselli, summoned him to Rome. His chief discoveries were made while he was in charge of the Forum—that is, from 1898 onwards. The scene of his labour was eventually changed to the Palatine, where he lived in the old Farnese Casino and developed a great interest in restoring and replanting the gardens. He will ever be remembered for the skill with which he exposed sunken buildings without damaging those that had been allowed later to occupy the ground.

THE eighty-fourth annual meeting of the London Library was as interesting and even more amusing than many of its predecessors. Lord Balfour gave the statistics, and Sir Edmund Gosse the humour. The latter made a fine

discrimination between a "Lethe Chamber" and a lethal chamber: the difference being that "lethal" meant death, while "lethe" meant sleep. He told an anecdote about one of his visits to a "lethe chamber," when he picked up a book from a discarded mass and found it was one of his own earliest contributions. Two classes of books were sent to the "Lethe Chamber" of the London Library, "first, science falsely so called, medicine, and law; secondly, novels." In the category of medical books there was a book written by an undertaker and published by an undertaker in 1863—Banting on "How not to get fat." Not so very long ago a distinguished member of the London Library wrote that he very much wanted to see Banting's "How not to get fat." A search in the "Lethe Chamber" led to its discovery. Another piece of information given was that it was a rule of the London Library never to sell a book that had been included in the Library. Still, the discarded books could not be kept. Fortunately, among the libraries founded by Mr. Andrew Carnegie was one in the Seychelles Islands, and as it was a place so remote that no reader of the London Library was likely to be found there, it was decided that this was the place to dump the discarded books. And there they were, said Sir Edmund Gosse, contributing, he hoped, "to the enlightenment and recreation of the natives."

JAPAN: A TEMPLE AMONG STREETS.

The streets have come so close around
They almost steal the temple ground;
The circling traffic's roar and swell
Can drown the droning temple bell;
And working ways have made a cloak
For all the trees, of dust and smoke.

Here, where the maple leaves are red,
The temple market stalls are spread—
So many folk, so many wares—
And priests look out for alms and prayers;
And pedlars try their quips and tricks;
And children cry for sugar sticks;

And careful housewives choose their stores;
And old men blink from shadowed doors;
And some there are, the sick and lame,
Knowing the temple's holy fame,
With faithful fingers on the stones,
Seeking a healing for their bones.

K. C. G.

LORD NORTHAMPTON has had an experience of the public not unknown to many of those who have tried to share with others the pleasure they derive from beautiful surroundings. In other words, he made his park free to all comers, evidently in the belief that a natural instinct would tell them that, as privileged guests, it was their obvious duty to be as careful of the grounds as if they were the owners thereof. Experience has shown that an English crowd has less conscience of this kind than any other crowd in civilised Europe, and so Lord Northampton has been obliged to remonstrate with his visitors: and it is very kind of him to do so. He might have saved himself from any worry in future by simply closing the park gates to the public. Instead of doing that, he wrote a letter for publication, in which he, with the utmost courtesy, pointed out what they should have done. If only a few understand and sympathise with the remonstrance, they may be able, alike by precept and example, to educate the others.

AS nothing fades more quickly than the memory of weather, it is well that W. D. Christmas of the Records Department, Rothamsted Experimental Station, should have noted down the important facts about the remarkable June which has been so great a pleasure to all of us. During the whole month there were only 5.5 hours of rain. The amount of sunshine registered by the Campbell Stokes recorder was 259.5 hours, which beats the previous record of 1901. In the first twenty days there was an average of just under eleven hours a day. The longest days' sunshine occurred on June 5th and June 15th, when in each case the duration was 14.9 hours. These just failed to beat the record set up on June 28th, 1921, which was 15.5 sunny hours.

FOWLS OF THE AIR

THE PERSONALITIES OF BIRDS IN WATER-COLOUR.

THOSE beady black eyes, those cute head-cockings and galvanic movements. All those twitterings and chirrups and squeaks among the twigs. The thoughts and personalities of birds are matter for the most intriguing speculation, and patient scrutiny can, to a large extent, interpret them. But artists are rare who can keep pace with the knowledge of the naturalists, and at the same time produce decorative pictures. The average bird paintings are either dry and lifeless records of plumage, and, apparently, copied from stuffed specimens, or else they are too obviously attempts to depict the view seen from the butt end of a gun, with the birds so many variegated targets, with no existence apart from that involuntary rôle. Unfortunately, the principal demand for bird pictures comes from the sportsman who is more concerned in the destruction than in the life of birds. So we get the picture of birds in various stages of vigilance, alarm or death, among surroundings that aim at recalling pleasant days on the moors or at the end of a punt gun. The artist generally spares us any intimate glimpse of the bird's sensations at such moments, and concentrates on the attitude. In such pictures there is small demand for decorative arrangement or treatment of the subject. So long as every feather is shown, the artist's reputation for skill is assured.

Mr. R. B. Talbot Kelly's pictures are something fresh in this line. The first impression one gets from them is their decorative nature. Low in tone, soft in treatment, and obviously inspired by Japanese methods, each picture is a pleasing pattern, from which all irrelevancies have been excluded. Immediately afterwards one is intrigued by the extent to which he seems to know what birds are thinking about. In the amusing "Blue Tit and Young," a birdy domestic scene is shown: satisfaction in the parent, who has caught, after considerable pains, a very fine fly; in the youngsters, that *cnnui* and disconsolate, ruffled brow which gives to tits a slightly peevish expression, and is quite understandable when one imagines what it must be like to have to sit on a twig and not know how to fly off it. This picture recalls somewhat Mr. Harry Rowntree's comic but brilliantly skilful bird drawings. The opposite extreme of treatment is seen well in "Willow Wren." Here the scheme is two-dimensional—a Japanese pattern, soft and low in tone, but exquisitely felt, while, at the same time, the bird is very much alive. In the same category as "Blue Tit and Johnny" is the large piece "Long Tailed Tits." Considerable trouble has gone to the painting of this picture, yet it has lost none of its freshness. While the design is rather weaker than in most of the others, the atmosphere is strong of the winter coppice, where a few brown leaves still cling to the twigs, and the air is frosty.

Pictures of tits—

and all the finches of the grove

are inclined, though, to pall into the sugary. But Mr. Kelly exhibits many more vigorous pieces. His "Cormorant" is as sleek and prowling a fowl as ever flitted over the face of the waters. There are several largish action pieces, such as "Peregrine and Teal." Some wild-fowlers have suggested that a peregrine cannot overtake teal—which is not true. On the other hand, the peregrine's legs seem rather long and weak. The moment shown is when three teal, attacked by the peregrine, are diving almost vertically for the water, the hindmost hen having been struck. The only picture of a sporting nature is a fine piece (No. 24) of a brace of widgeon.

The outstanding feature of the exhibition—which is to be seen at the Sporting Galleries—is Mr. Kelly's paintings of

waterfowl. Mr. Kelly, one understands, is a serving gunner, and these pictures are the result of a camp at Hunstanton.



YOUNG PEEWIT STRETCHING.



WILLOW WREN.



CORMORANT.

It is true to say that no artist has quite equalled his work in this category. An example of his close observation and decorative treatment is No. 20, "Young Pewit Stretching." Gulls, geese, tern and mallard are portrayed. There is a brilliant impression of a curlew dozing on one leg just above the tide after a feed. No. 28 shows a snipe engrossed with an active worm, which it has seized by the middle. Its faculties are obviously concentrated on the problem of how to get its wriggling prey down its beak, and which end foremost.

Mr. Kelly's work is certainly something fresh in the realm of bird painting. It is both decorative and true to life. The Dutch still-life painters used birds, alive and dead, as decorative objects. Crawhall performed wonders with his dry, brilliant

technique on coarse linen, but was, again, mainly concerned with the decorative aspect of his subject. Mr. Kelly seems to have studied Crawhall's work and profited by it; but he gives the impression of having spent long days in the woods and by the pools, observing birds in their undisturbed business. Thus he can penetrate, more than most artists, into the personalities of birds, yet never imputes to them the "almost human" sentiments that are so distressing in many Victorian illustrations of "dumb creatures."

Who, for example, could better have portrayed the morose, shadow-seeking nature of the bittern than Mr. Kelly has done in his picture of the fenman's "bulley-bump," sitting crouched and sinister like a brown and boding gnome of the reed beds?



WIDGEON.

July 18th, 1925.

COUNTRY LIFE.

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LONG-TAILED TITS



BLUE TIT AND YOUNG.

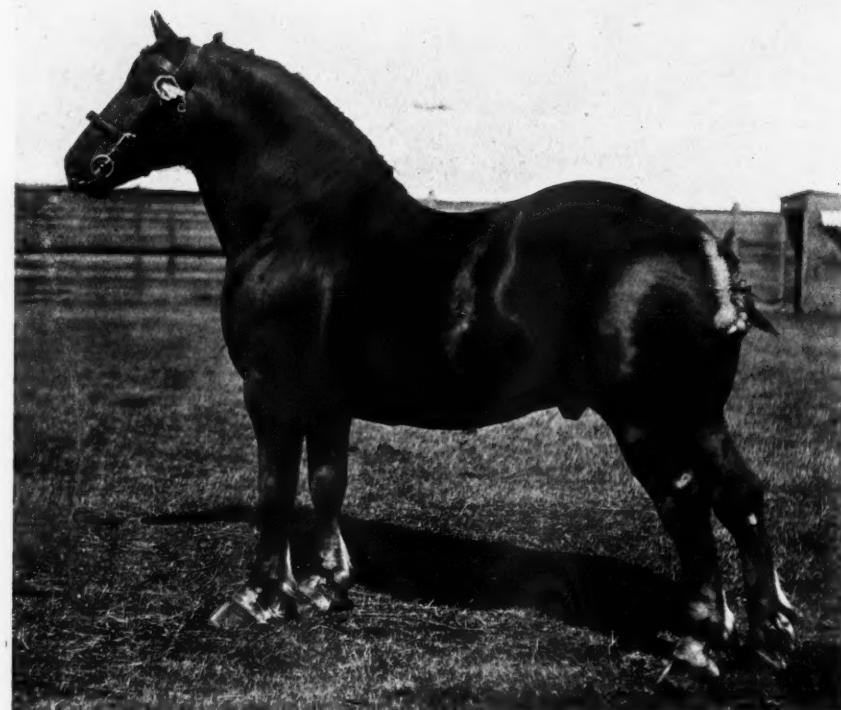
THE ROYAL SHOW AT CHESTER

CHESTER and the Royal Agricultural Society have had a long and honourable connection with each other. In the first place, the present Show was preceded by two other visits in 1858 and 1893, both of which were financially successful. Whatever may be the outcome of the 1925 fixture, there can be no doubt that the site of 160 acres, the general lay-out of the ground and the high quality of the exhibits have never been excelled in the history of the Society. Most centres now regard the visit of this Show as an honour, and in the present instance everything had been done by the local authorities to lift the exhibition on to a still higher plane.

Chester is ideal in a great many ways. It is in the heart of a rich agricultural area and more or less central for the West of England. But exhibitors have come to this Show from all parts of the kingdom, and never before have 160 acres of any land in the world been crammed with such a wealth of the breeder's art and of the various devices which give service to the most important industry in this country. Sentiments such as these, however, have been expressed before, and it is but one more piece of evidence to prove that agricultural practice progresses with the passing of years and that the Society continues successfully to stimulate improvement in all the different branches associated with the industry.

A national meeting place is also a reliable pulse-testing centre. The Royal undoubtedly furnishes this for the agricultural world. On the present occasion, a tone of cheery optimism prevailed throughout among those who earn their living by the land. The dry weather during June, while producing its usual quota of the proverbial grumbler, has certainly enabled the majority of farmers to lay in hay for winter fodder in excellent condition, and with a minimum expenditure on labour.

Foot and mouth disease, too, which, for some few years past, has taken a toll of the herds and flocks in different parts of the country, is now happily well under control. In fact, but for a supposed outbreak near Hull, the country has been free for several weeks. This ensured not only a full attendance of cattle in particular, but also made the competition remarkably keen.



THE CHAMPION SUFFOLK STALLION, HINTLESHAM AGILITY.

In the past few years disease restrictions have been responsible for many empty stalls and pens, and many classes have been robbed thereby of animals of high merit. This year there were no accidental successes, and in many sections judging was far from easy.

Cattle undoubtedly provided the record section of the Show. Twenty-one different breeds were on view, and dairy shorthorns, British Friesians, shorthorns, Welsh, red poll and Channel Island cattle were the most strongly represented. The total entries in the section were 1,565, and over £6,000 was offered as prize money. Both shorthorn sections were well worth seeing, and the ring-sides were crowded.

In the dairy section, which is always popular in a dairying district, many famous animals were forward and many herds shared the prizes. This is an increasingly satisfactory feature, for good stock are now so widely distributed that only in a very few sections did any one breeder sweep the decks.

The Earl of Bessborough again won the dairy shorthorn male championship with the evergreen Bessborough Poloni, but, unfortunately, he does not strike the average observer as being of true dairy type. The white seven year old Princess Gwynne, belonging to Mr. T. L. Martin, annexed the female championship in this section, and animals from the same herd won the group prize for cows or heifers.

With the beef shorthorns, the King and the Prince of Wales were prominent competitors. The classes were very level, and it was remarked upon more than once how popular the white colour appears to be, which is quite a change from the views of some years ago. The home-bred white Haselot Clipper Knight, of peerless breeding, gained the male championship for Mr. George Swift; while Sir Cecil Chubb, who preserved intact Mr. J. Deane Willis's renowned herd at Bapton Manor, scored in the female championship with Princess Margaret.

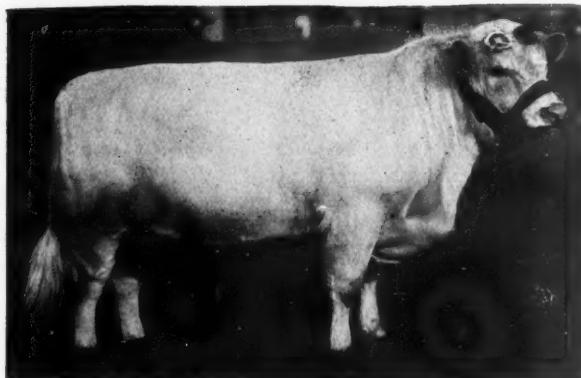
Exhibitors in the Friesian section had the advantage of a Dutch judge, and it was interesting to observe on Wednesday the judge, accompanied by a party of exhibitors and herdsmen, going round from prize-winner to prize-winner, giving a detailed criticism of each. The British breeders are thereby educating themselves to the correct type from the Dutchman's viewpoint. There



G. H. Parsons.

THE CHAMPION SHIRE STALLION, EATON PREMIER KING.

Copyright.



THE SUPREME CHAMPION SHORTHORN, HASELOR CLIPPER KNIGHT.

is still a good deal of improvement necessary in some of the Friesians, but each Royal sees an advance. Lord Rayleigh gained the male championship with the imported African Terling Marthus. There was plenty of evidence in the case of some of the leading animals that dual-purpose qualities can be looked for in this breed.

Mr. R. Carlyle Smith was successful in both the sections of the red poll championships, this breed making a distinguished show. The Welsh classes were also well filled, which was natural from the location of the Show. Mr. R. M. Greaves won the male championship with Wern Sentry, and Major J. C. Wynne-Finch scored in the other section with his heifer Voelas Wish. There is but little doubt that the improvement in the Welsh breed, coupled with their hardiness, will ensure an extension outside their native borders.

Mr. J. J. Cridlan's Eve 3rd of Maisemore won the Aberdeen-Angus female championship, and the same owner won outright the group prize. The King was a successful competitor among the Herefords, but Mr. William Smith and Sir Maurice Levy took the two championships with animals of rare merit. Among the less numerous sections special interest was taken in the belted Galloways and park cattle respectively, both of which have useful properties. Lieutenant-Colonel W. E. Harrison had matters very much his own way in the blue Albion section.

In the pig section, 932 entries were forward, representing twelve different breeds, but the Middle White proved itself to be the most popular pig of the moment. Messrs. Chivers and Son, Limited, secured the coveted boar championship with Wratting Woodman, of Mr. F. Sainsbury's breeding. Mr. Leopold C. Paget's sow, Holywell Pamela, made another notch for that owner towards acquiring the challenge cup for the best Middle White pig in the Show.

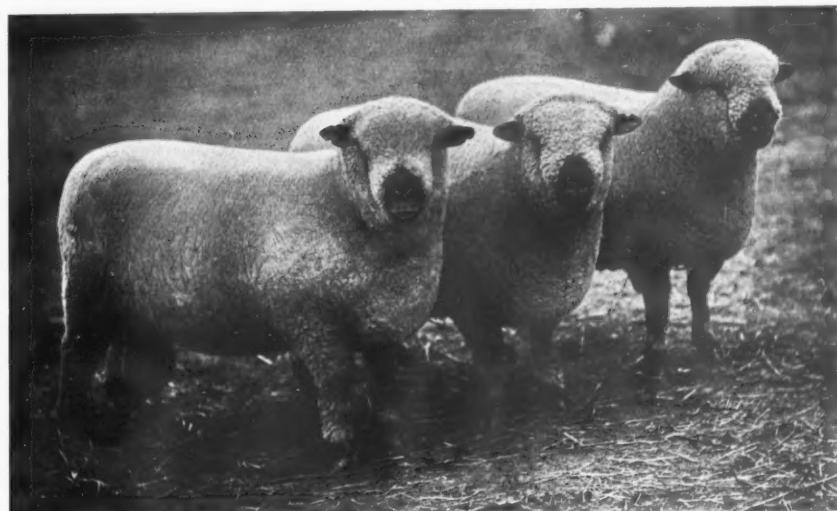
Large Whites, too, are gaining ground; the two championships went respectively to Messrs. W. White and Sons' six months old boar, and Mr. J. Pierpont Morgan's sow Cantab Maid Matilda, bred by the Cambridge University School of Agriculture, which was also awarded the supreme championship. Large Black breeders, who for a time have only been experiencing a slow trade, sent a good muster to represent that breed, Mr. William Bracey and Mr. J. H. Glover securing the two principal honours.



CHAMPION HEREFORD BULL, LEEN LIONEL.

Among the Berkshires, Mr. John D. Player leapt into prominence by winning the supreme championship with the two year old boar Leadenhurst Duke; Major Clive Behrens' Swinton President being reserve for that honour.

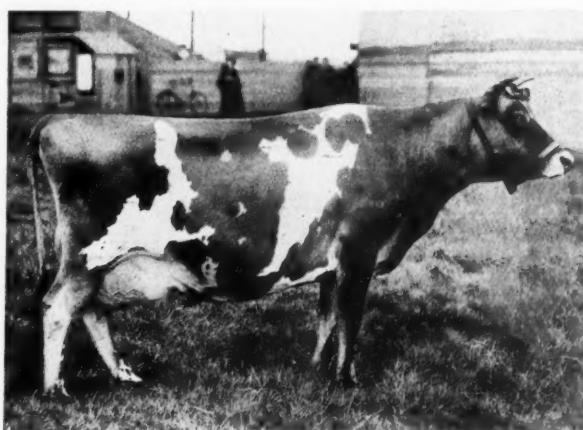
Twenty-five different breeds of sheep accounted for 711 entries, and though in some breeds, especially those from out-lying parts of the country, the competition was limited, in most cases the quality was outstandingly good. In the Suffolks Mr. W. F. Paul had some excellent lambs forward, while Mr. Egerton Quested swept the decks in the Romney Marsh breed.



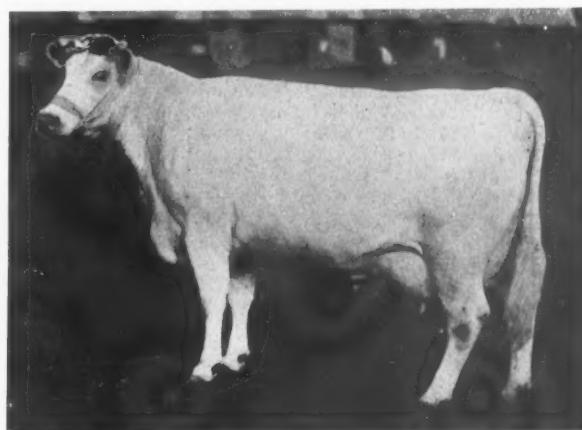
SUPREME CHAMPIONS OF THE SHROPSHIRE SECTION.

Ryelands were also strongly represented, and here Mr. T. L. Martin was very successful. The Kerry Hill breed, which is gaining favour in many parts of the country, made a very creditable display, and certainly attracted interest by the uniformity of the exhibits.

Lady Ludlow, Sir Jeremiah Colman, Lady Fitzgerald, Lord Derby and Mr. J. Pierpont Morgan were also successful in the Southdown section, while Mr. James Goldsmith and Major J. A. Morrison had some good wins in the Hampshire Downs. Captain F. B. F. Bibby, Mr. N. J. Nunnerley and Mr. H. A. Brown sent some good Shropshires, while Mr. Clifford Nicholson, with many



CHAMPION JERSEY COW, ROBERTA STAR II.



CHAMPION DAIRY SHORTHORN COW, PRINCESS GWYNNE.

of the late Mr. Henry Dudding's strains in his flock, gained the Lincoln Championship. The principal successes in the Wensleydale breed were gained by tenant and yeoman farmers, but the Marquis of Bute was a new exhibitor in that breed.

Horses accounted for 658 entries, but the hunter classes put up the best show. Shires were disappointing in the number forward, but the quality in most cases was good. The outstanding horse in the section was the double London champion mare, Erfyl Lady Grey, belonging to Mr. G. R. C. Foster, and which also won the Royal last year. Mr. J. Morris Belcher's Eaton Premier King was the male champion, but the King had a very good winner in the yearling class. In the two year old filly class, Mr. A. T. Lloyd had a very attractive, clean and well-proportioned winner in Monks Green Remembrance.

Clydesdales were in some ways as representative as the Shires, and here Mr. James Kilpatrick with the yearling stallion, Craigie Ambition, and the three year old filly, Craigie Ella, carried off the two championships. Quality was the hall mark of both these animals.

The best stallion in the well filled and representative Suffolk classes was Mr. H. W. Packard's Hintlesham Agility, while the three year old filly Morston Gold Choice, an all-round good horse, belonging to Mr. A. T. Pratt, was the best mare. The distribution of the Suffolk is much more widespread than at one time, and entries were made from several counties far outside the East Anglian area. Sir Cuthbert Quilter, as usual, had a good entry, which scored well.

Mr. Stanley Dennis, Dinam Estates Co., Mr. H. R. Overman and Major J. S. Courtald, M.P., were well to the fore in the Percheron section.

Apart from the hunters, light horses were somewhat disappointing in numbers, though the Welsh ponies attracted the admiration of the ring-side crowd during the judging.

Besides the live stock section, the Show was remarkably up-to-date on the educational side, and this is a pleasing feature, for prosperous agriculture can only be secured by good all-round farming. A knowledge of stock breeding is very much more valuable if it is accompanied by a knowledge of the principles of feeding and of the best methods whereby foods are produced.

The exhibit staged by the Cheshire School of Agriculture was undoubtedly an outstanding attraction. The average farmer has little time for reading the latest results of research findings, but he is impressed when he can see plots demonstrating different methods of treatment, for seeing is believing. The plots demonstrating seeds mixtures, effects of manures, silage mixtures, the ploughing out and reseeding of old grassland, spraying of charlock and the manuring of potatoes, were all object-lessons, perfectly given.

Competition was keen in the Cheshire cheese classes in the produce section, but the other classes did not attract a representative entry. Similarly, the wool classes were not too well supported. In view of the increasing importance of wool production, it seemed a great mistake that the Society neglected to provide information regarding the commercial qualities of the exhibits in these classes. Thus, the fleeces were enclosed in wire

cages, and no comparison was possible in respect of either weight of fleece or quality. This is one direction in which a society having the status of the R.A.S.E. could afford to give a direct lead. The percentages of butter-fat in the milks of the different breeds of cattle are tested, for example, in the working dairy, and it would seem that a similarly useful service could be performed in keeping a record of the fleeces exhibited each year.

That side of agriculture concerned with the machinery and equipment of farms continues to grow in importance. In some years few direct advances have been made, but this year the entries for the coveted silver medal for new inventions were of a distinctly high order. The most outstanding of these were the McCormick and Deering power-drive tractor binders; the Gascoigne artificial crop-drying plant, the principles of which were discussed in COUNTRY LIFE for June 20th; Fowler's mole tile draining plant; a direct drive grass mower, manufactured by Blackstones; and a new type of manure distributor, manufactured by Birtwistle and Co.

Several firms went to great expense this year in the erection of model buildings, and that put up by the British Portland Cement Association, Limited, was one of the best stands on the ground. The stability and attractiveness of concrete was very ably demonstrated. The growing importance of clean milk has also caused remarkable development in utensils, while the economic production of milk is found to be closely associated with the comfort provided for the cattle. Cowshed and dairy equipments were, therefore, a very prominent feature in many directions. It was noticeable that growing attention is being paid by manufacturers to the supply of water bowls for cattle, to be fitted in the cowshed, for they have been found so valuable as to cause considerable increases in the milk yields of the cattle allowed access to them.

Research in stock-breeding was demonstrated in the exhibit staged by the University College of North Wales, and among the Forestry Commissions exhibits, the model wood distillation plant and the by-products were particularly interesting.

The visit of the King to the Show on the Wednesday was a great attraction. There surely was never a harder worked servant of the public than the King, and in no sphere does more admiration exist for him than among agriculturists. This was evident on every hand, and dense crowds paid their testimony to His Majesty during the five hours or so that he remained in the Show.

Sir Gilbert Greenall, besides being Hon. Director of the Show, made an ideal President. Close contact with agricultural interests as breeder and exhibitor over a number of years, and his association with the R.A.S.E., has made him one of the best known personalities among the agricultural community.

The party of South African farmers who are now paying a visit to this country were interested spectators of the judging and exhibits, and were greatly impressed by the high-class display and the excellent organisation of the Show. The large number of breeds, of widely different properties, caused no little amazement, and effectively demonstrated that Britain is justly known as "the stud farm of the world."

A DESPERATE FINISH

BY BERNARD DARWIN.

THIS year's American Open Championship is now, in a sense, ancient history. We have known for some time that MacFarlane and Mr. Bobby Jones tied over the seventy-two holes, tied again in another eighteen, and that, at last, in the second eighteen MacFarlane won by a stroke; that, moreover, being four strokes behind at the turn. But the details of this truly remarkable tournament at Worcester have only lately filtered through to us. I have just been reading *The American Golfer* on the subject, and its statistics are so interesting, and show so clearly what a desperately close finish it was, that I venture to reproduce some of them.

At the end of the third round the situation was extremely dramatic. MacFarlane led with a score of 213. Next to him came Farrell with 214. Then Mr. Ouimet, two strokes behind, 216, and then Mr. Bobby Jones at 217. He had hung a tremendous millstone round his neck with a first round of 77, but had gone a long way toward getting rid of it with two successive rounds of 70. Equal with Mr. Jones was Espinosa, and after them came Diegel, 218; Hagen, Sarazen and an old friend, Laurie Aytoun, formerly of Rye, 219; and Brady, 220. So here were ten men as to any one of whom it might be said that he had a distinct chance, while several had a very good chance.

Now let us look at the position nine holes later. MacFarlane had taken 39 to go out; he still led with 252, but he did not lead alone, for Diegel had had a 34, and was level with him. Farrell had also had a poor outgoing half; he came next at 254. Mr. Jones had picked up one shot, and he, Mr. Ouimet and Hagen, who had come with a rush, each stood at 255. Brady was 257 and Sarazen 258; their chances had practically faded by now, and Aytoun and Espinosa had fallen by the wayside. MacFarlane finished in 76, and that made 291 for the four rounds.

Mr. Jones, home in 34, equalled him, but still there was plenty of excitement left, for no fewer than four others arrived on the eighteenth tee with a total of 288; that is to say, each of them had to do a "birdie" three to tie, and the hole is one apparently demanding only a drive and a pitch. Mr. Ouimet got his par four and just failed; and this, too, was Farrell's fate. Terrible things befell poor Diegel. He drove into the rough, was still in it with his second, in a bunker with his third, into another with his fourth and at the bottom of the hole in eight. Last came Hagen, in exactly the same situation as he was at Troon in 1923, when he wanted a three at the home hole to tie with Havers. The green, so I read, is a terraced one. There is a bunker guarding it in front, and the hole was cut on the nearest edge of the terrace, so that, in order to get a three, Hagen had to cut the bunker as fine as possible with a high dropping pitch. He pitched high, but just not far enough, was caught in the bunker and took a five. Truly a tremendous finish, rather reminiscent of that in our Open Championship at Sandwich in 1911, when some six or seven players had a chance almost till the last, and Harry Vardon and Massey ultimately tied.

The play-off has already been much written about, but I may add one or two details which I have gathered. In the first round there was a time when MacFarlane seemed to be in a comfortable position. He was leading by two shots going to the thirteenth, and Mr. Jones was in a bunker. However, Mr. Jones, after only just getting out, holed a long putt and got one shot back. At the fourteenth MacFarlane was well on the green in two, and Mr. Jones 30yds. away, with a difficult little pitch to play over the corner of a jutting bunker. Mr. Jones actually holed that pitch, got his three and squared. After this horrid shock it was certainly a fine effort of MacFarlane's to keep the game square to the end; in point of fact, he missed a six-foot putt to win. But it was finer still to

come home in 33 in the second round after being four strokes to the bad in the first nine. He had two two's to help him: and that was inhuman. We cannot help feeling sorry for our old friend Bobby when we read of them. He is the best golfer in the world, but not, I think, a very lucky one.

A GOOD COURSE.

I had the pleasure last week of revisiting a course I had seen once before but rather forgotten, namely, Sidcup, and I thought it so good and so engaging that I am moved to say so. It is in a park full of beautiful trees, and those trees are emphatically frightening. They frightened me so much as to convert me for the day from a mild slicer into a vicious hooker. I hooked so hard that I escaped the trees as if by a miracle, and several times reappeared smiling on the green with a second shot played from somebody else's fairway. But I don't think such luck would befall one twice, and it is one of the great virtues of the course that it demands consistently sound and straight driving. There is one tee shot—a very pretty one it is—which demands the very quintessence of accuracy, and this is the seventh. The hole is of the length of a drive and a mashie shot, and the green is tucked away out of sight in a corner. All that one sees from the tee—and it is quite enough—is a sylvan region which is out of bounds on the right and a big tree and a big slope below it on the left. "And if that wasn't stunning enough," to quote Mr. Boffin, the whole fairway, which is not very wide, slopes gently to the left. So if one hooks a little, the ball runs slowly but firmly into the big tree, and if one hooks much, it runs in a swift and Gadarene manner far below the tree into the rough. And, if one slices, of course one goes out of bounds. Possibly that description is a little too picturesque

and highly coloured, because it is only fair to say that these lovely trees at Sidcup wage an honourable warfare. They do not attempt to interfere with a good shot; only they have definite and exacting notions as to what constitutes a good shot. If we have been playing on a wide, easy-going, seaside course, those notions do not always coincide with our own.

There are some attractive short holes, notably the third and the sixteenth. Both are really short, for one measures, I think, 140yds. and the other no more than 120yds., but they are bunkered "up to the eyes," and at both of them there is a certain cavernous ditch which comes creeping round the green in a manner at once insinuating and alarming. Of the shorter holes, another, which is both pretty and amusing, is the thirteenth, where we have to play a second shot with a mashie niblick over a lake. It reminded me a little of the shots over the water at charming, dead and gone little Chiswick, and I experienced something of the same sentimental feeling when I came to the last hole. Here the green is well and truly guarded by all manner of difficulties, including an uncompromising ditch, while a sliced tee shot necessitates a second shot over the angle of a garden wall. It was that wall that gave me a heartache, because at the second hole at Chiswick we used to drive over an orchard wall.

There are plenty more capital holes that I might describe, and, indeed, there are very few dull ones. Only the seventeenth struck me as hardly living up to its position. The greens are beautiful—or, at least, so they seemed to me—for, by way of compensation for my hooking, I did putt rather straight. Altogether, Sidcup is excellent golf, and it is not surprising that it possesses, as it does, some very good golfers, for it has great educational qualities.

THE SECRET OF THE HILLS

WHAT is the mystery of mountains? Had the Psalmist discovered it when he wrote: "I will lift up mine eyes unto the hills from whence cometh my help"? Standing before their sphinx-like grandeur, whence comes this feeling of awe—the sense of spiritual uplifting that even the least among us must know? We feel our weakness and know our strength. No longer has the dross of life dominion over us. We have discovered "the wings of the morning," for are we not on the fringe of the infinite?

Blue grey mountains and a myriad jagged crags, blood-red quartz—the rubies in a crown of glory. Patches of purple heather, of vivid green and amber shades, and hills rising tier upon tier. Masses of rock and cataracts of water kissed by the sun into rainbow veils.

There is neither speech nor language
But their voices are heard among them
Their sound is gone out into all lands, and
Their words into the ends of the world.
In them hath He set a tabernacle for the sun.

We are exhilarated with the joy of living. The petty cares of life assume their true proportion when weighed in the balance with these things that are eternal.

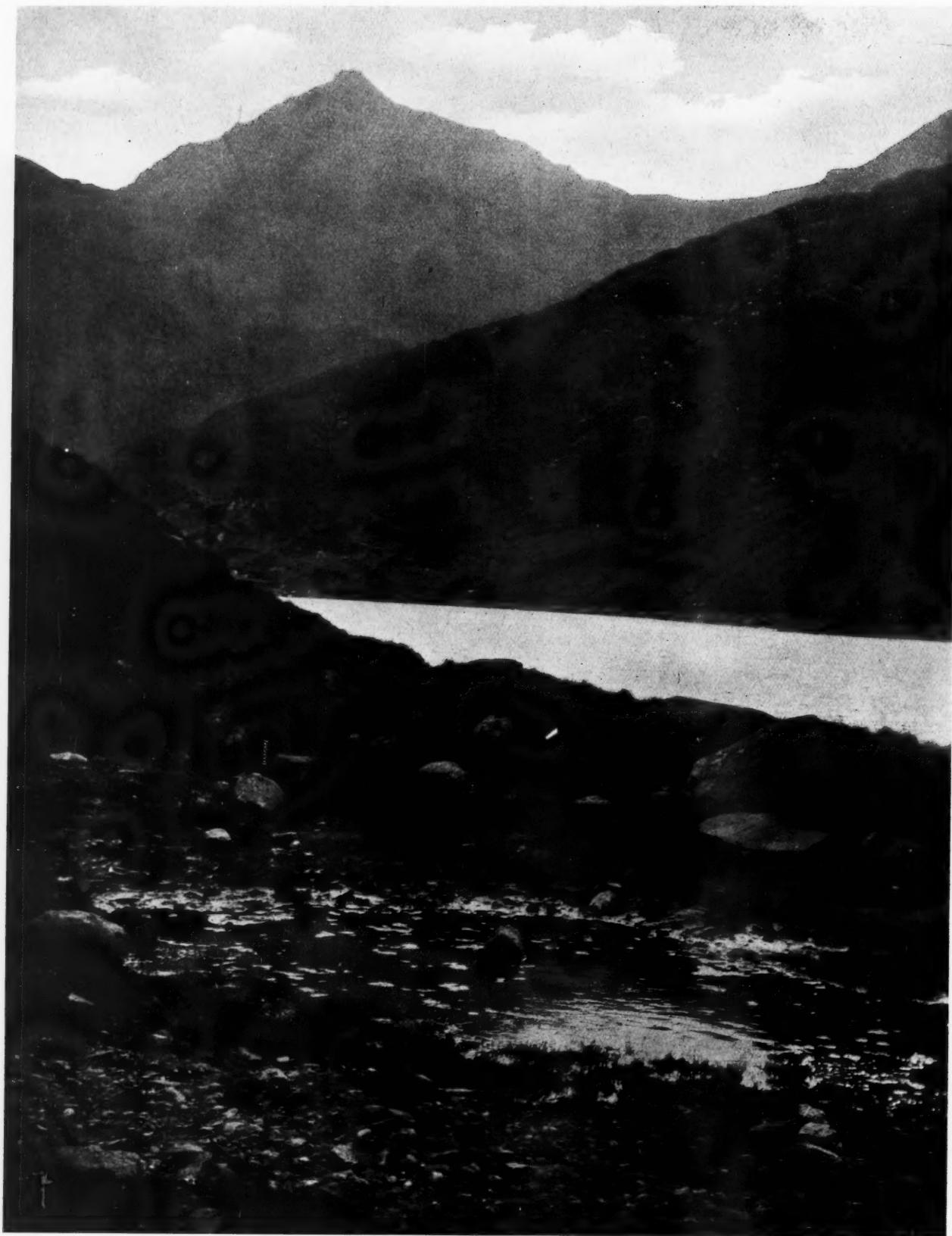
Small wonder that the spell of Merlin the Magician still rests upon these enchanted hills, where extensive meadows, vast lakes and the silver sparkle of rivers delight the eye, mountains tower around, and Snowdon is monarch of all. Near by, the prophetic wood-clad rock, Dinas Emrys, rises. . . . Dinas Emrys, great in legendary lore, for was it not here that the dragons were hidden who stopped the building of Vortigern's castle? It was to this spot that Vortigern, King of Britain in 499, summoned Merlin. Adjoining Dinas is that stony tract known as the cells or groves of the magicians. In the adjoining field are a number of large stones, Beddau 'r Dewinon, the tombs of the magicians. Vortigern retired here when despised by his subjects and unable to withstand the treacherous Saxons whom he had introduced into his Kingdom.

After the passing of Vortigern, Merlin remained until that day when he went away with Aurelius Ambrosius. He left behind a gold cauldron, hiding it in a cave at Dinas, and he



OUTPOSTS OF MERLIN'S LAND.

July 18th, 1925.



THE LAKE WHERE FAIRIES LIVE.

July 18th, 1925.

COUNTRY LIFE.

91



THE MINERS' TRACK TO THE HILLS.

rolled a huge stone to the mouth of the cave, covering it with earth and sods so that it could not be seen by any man. And is it not said that there will the treasure remain until the heir comes, a youth with yellow hair and blue eyes? When he draws near Dinas a bell will ring, which will invite him to enter the cave, for by Merlin's magic will the entrance be opened unto him.

Fantastic are these stories of phantoms of the past—phantoms, perchance, of to-day, still hovering to lure men to risk their lives. Oh! tread lightly when you make your way over the narrow paths beneath the frowning granite of Yr Wyddfa. Is it not there that the giant Rhita rests? Have you not heard how Arthur died? He set forth from Dinas with his warriors, but from the heights above came a shower of arrows from his enemy. At the Pass of the Arrows, Bwlch y Saethau, Arthur fell, and there was his body buried. No enemy may pass this way so long as his dust consecrates this place.

As you scale the precipices forget not Arthur's men, the youths of Snowdon. After Arthur's death did they not climb to the steep ridges, beyond which they entered a vast cave, and to this day sleep until his second coming? If by chance we

he leapt suddenly into the middle of the circle of fairies and stole the damsel who inflamed his blood by her beauty, seizing her in his arms, and fleeing away with her to his home.

Near the end of the vale are masses of stone, and by them the cataract of Rhaidyr Cwm Dyli. This restless torrent comes from Llyn Llwydaw in the mountains above, and breaks into a monster spray as it darts down the rocks whence it runs into Llyn Gwynant. Llyn Llwydaw lies beneath mighty boulders, and from its waters rise many rocky projections. It has a little green island, once the haunt of black-backed gulls, whose shrill cries pierce the silence of the secret caverns. Far above is a gloomy crater, below the precipice of Wyddfa. From the heights of Wyddfa one looks down on cwms and hollows, with lakes in their terrible depths. The nearest is Ffynnon Las, or the green well, the waters of which are black, unfathomable, the banks green and inviting. Y Clawdd Coch is a sharp ridge, sharply outlined against the sky, and below lies the world.

To gaze down from Wyddfa is like the unfolding of a dream or the tearing of a curtain from a magic panorama; rivers, streams, lakes, dazzle the eyes; and to the west stretches the sea, gilded by the beams of the sun. When the mists arise



SNOWDONIA—HOME OF MISTS AND CLOUD SHADOWS.

find this secret cave, a bell will clang, and the sons of Snowdon will awaken, merciless to the careless trespasser.

Fairies, too, hold their revels in the secret places of the hills, good fairies, inclined to love mortal man, but ready to flee from him should their delicate beauty be touched by iron! Thus, if a lover on horseback wishes to bid a fond adieu to his fairy love, let him beware that his stirrup does not accidentally touch her, or his adored one will vanish, never to be seen again. The mountain fairies are full of kindliness; they help the haymakers, and on moonlight nights, for those who have eyes to see, the little fairy people, the Welsh fairies, the Tylwyth Teg, are discovered busy with haymaking, while the tired workers slumber.

Very different are they to the fairies of the lakes, who are frequently wicked and vindictive, uncertain as the sprites and banshees of the bogs.

At the base of Moel Siabod is Llyn y Gwynant, set in dark woods, with waterfalls creaming and thundering into its blue waters; but in the moonlight it becomes a silver mirror, the abode of love and mystery. Here, perchance, is one of the haunts of the Tylwyth Teg. Nor far from the beautiful Cwellyn lakes it is said that Ystrad hid in the bushes, watched the fairies dancing and fell in love with the fairest of them all. During the dance

there is a perplexing vision, and when rain descends little rills swell into torrents rushing down the mountain sides.

Strange legends have these lakes of Snowdonia. If one is the haunt of a fairy, of a truth another may well be the haunt of a demon. Idwal is the gloomy lake that lies at the foot of the Devil's Kitchen: perchance the spirit of Idwal, the heir of Prince Owen Gwynedd, haunts it, for there he was murdered. Even in sunshine this wonder lake strikes nameless fear upon one. But when dark clouds drift across the sky, one's mood changes. The wind rises and rain falls heavily.

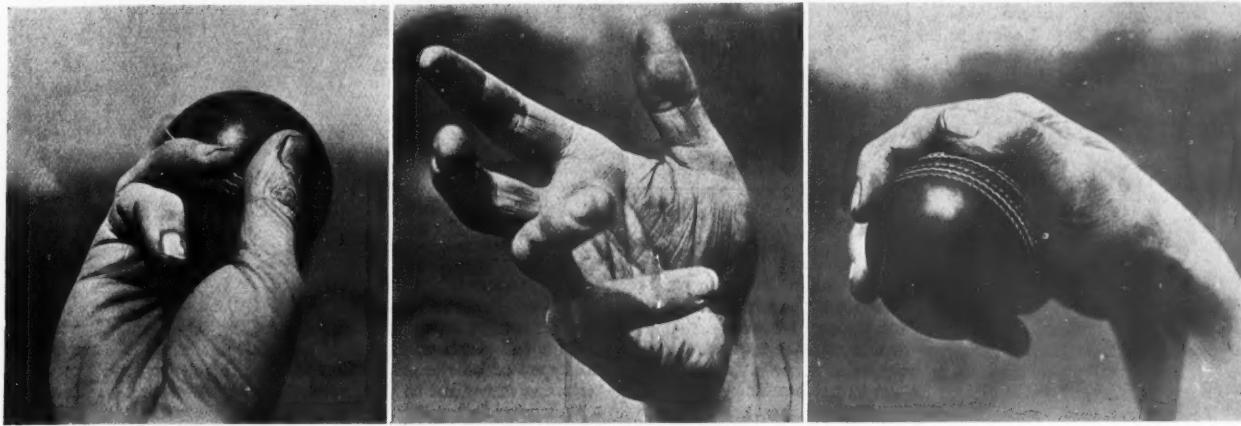
Never are the horrors of the dark pool more impressive than on such a day. Mists drifting down from the mountains advance like a phantom army, blotting out the landscape, closing in upon one, shutting out the world. And out of the storm is born a spirit of reckless abandon. The sound of the rushing water becomes a symphony of wind and rain. The mystery of the mountains stirs the blood. At the far end of Idwal, towering over the lake, the mountain has been rent asunder; it is the chasm of the Twll du, the black cavern, yawning between terrific precipices.

Sunset is the hour for the cleft hills, the rocks, the marshes and the precipices. It is then that one feels most their spell—but of their secret no man may learn. EDITH NEPEAN.

THE MORE COMPLEAT CRICKETER

BOWLING.—II

BY D. J. KNIGHT.



1.—Grip for the off-break.

2.—Position of hand after delivery of off-break.

3.—Grip for the leg-break, googie and over-spin.

HERE are four ways of spinning a ball (that is, at any rate, sufficient knowledge for a young bowler) : (1) the off-break, (2) the leg-break, (3) the off-break with leg-break action, (4) the over-spin. The off-break (1) is imparted to the ball by gripping the ball as in Fig. 1 and turning the wrist over to the right. The illustrations can show my meaning here better than the written word. Note that here the rotary movement of the ball is imparted by the thumb and first finger and, in a minor way, by the second finger.

The grip for the leg-break is shown in the third picture. Here the *third* finger is the all-important one, and the hand and wrist are, in this case, turned over to the left. The leg-break requires more practice than the off-break, as there is infinitely less control of the ball; and, once more, remember that spin (and swerve) *without* length and direction is valueless.

No. 3, more commonly known as the googie, is a comparatively modern innovation, but none the less efficacious and interesting for that. It was discovered by that great cricketer B. J. T. Bosanquet, while amusing himself with some billiard balls on a billiard table. Its fundamental *raison d'être* is that it is an off-break bowled with what looks uncommonly like a leg-break action. The ball is held with a leg-break grip, but this time the wrist is turned right over till *the back of the hand only* faces the batsman (this is the warning to the batsman, and his one and only guidance against this insidious and wily type of ball), and the ball is delivered from that part of the hand nearest the little finger—in other words, it comes from out the *back* of the hand and *over* the little finger. I trust the illustrations will make this clear.

No. 4, the over-spin ball, is the logical outcome of the googie, inasmuch as the ball is again held in the *same grip* as before and is delivered at the *half-way stage* between the leg-break and the googie, i.e., the hand turns over *more* than in the leg-break, but *not so much as* in the googie (see Fig. 3). This ball, turning over and over in the air on the same axis as an imaginary line drawn between the two wickets, comes very quickly from the pitch after pitching, and, moreover, tends to keep very low and to shoot.

In the case of these last three I have mentioned, notice that the spin is imparted to the ball by the inside part of the

top of the third finger, which should be planted on the seam. So much for spin.

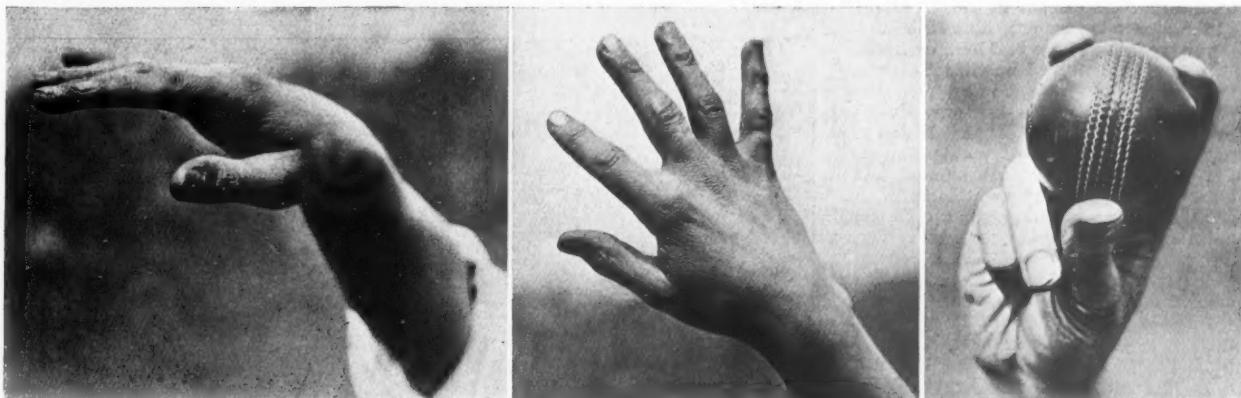
I have spoken of spin, it now remains to say something about swerve. To make a ball swerve in the air from the leg stump into the slips (the out-swinger, it is called), hold the ball, with the seam uppermost, taking care to get the thumb on the seam at the bottom of the ball, and the first and second fingers planted on top of the ball, one on each side of the seam, see Fig. 6. The wrist should be held very loosely at the moment of delivery, and the ball should be allowed to *float* out from the hand.

The cause of the ball swerving is this ; in its passage through the air, with the seam spinning over and over parallel with the line drawn between the two wickets, the ball is influenced by successive taps, given by the air to the seam of the ball, which tends to gradually make it bear away to the right or left as the case may be. The reason why the ball sometimes swerves only at the last moment (which is such a desirable thing from a bowler's point of view) is because the initial velocity of the ball is such that this tapping of the air on the seam does not at first take effect.

But when the initial velocity on the ball diminishes in its flight towards the batsman, then it is that the tapping influence of the air begins to make itself felt. For the in-swinger, the ball is held by more or less the same grip, but the action of delivery is different, in that in this case the bowler delivers the ball from the extreme outside edge of the bowling crease, and also bends his body back and brings his arm over from almost *behind* the head.

Two general remarks on spin and swerve : do not overdo the former ; the ball that turns a foot or a foot and a half is too obvious to be deadly—rather it is the ball which just turns the width of the blade of the bat which generally proves the most fatal. If you can turn the ball three inches, that is all you need to do.

I have already said in the case of the latter (swerve) that the ball that swings all the way, right from the bowler's hand, is more or less innocuous as compared with the one that swerves away only just before it reaches the batsman. The former can easily be discovered and watched by the batsman, but the



4.—Position of hand after delivery of the over-spin ball.

5.—Position of hand after delivery of googie. Note back of hand facing the batsman. This is his surest guide, c.f., the finish of the over-spin.

6.—Grip for the "away (or out) swinger."

latter cannot so be. But ability to do this, I must confess, is largely a question of knack and, perhaps, luck.

And, once again, use your spin and swerving powers only as subsidiary weapons to your main armament, which is length, direction and life. Use them to give variety to your methods of attack. And here I come to another great secret of successful bowling; the ability to vary your attack. Above all, never let the batsman settle down to a monotonous bombardment on your part. Keep on trying varieties of pace, spin, swerve and flight, and even at times your length can be allowed to vary, but this latter only for the specific purpose of luring the batsman into a sense of false security. Let me make my meaning clearer by taking a few examples of varied tactics which can usefully be employed by the different types of bowlers.

Space forbids me from treating of this and the tactics of each particular type of bowler in any way exhaustively. If you be a fast bowler, your main object is—as in all bowling—to clean bowl the batsman. But also tempt him, by an occasional ball bowled on the off-side, in the hope that he will snick one into the slips, especially if the batsman is obviously too prone and over-eager to indulge in risky strokes on the off-side of the wicket.

And this is where you can, with advantage, employ from time to time your out-swinger; he is sure to "nibble" at it, as we say, and he will soon fall a victim to one of the slip fieldsmen. When the ball is new and when the batsman is playing himself in at the start of his innings are both occasions which especially lend themselves to this artifice. A

will strike the ball with the edge of his bat, and an easy catch to cover will be the result.

Remember that in this connection it is much better to bowl a full-pitch than it is to bowl a long hop. This applies to all types of bowlers: "Pitch 'em up, pitch 'em up," make the batsman move out to you, never let him draw back on his stumps and hook and cut miserable long hops where and how he pleases.

Colin Blythe, the greatest left-hand bowler that has ever graced a cricket field, used actually to bowl three half volleys in succession on purpose to a batsman, who promptly smote them, as they deserved, for four, if not for six! But there was method in Blythe's apparent madness, and the fourth ball would be a slightly slower one and a wee bit shorter—six inches, perhaps, and the batsman, elated by his success off the last three deliveries, would again jump in confidently to the ball, would fail to get right to the pitch, and so get properly hold of it; and if he got contact with the ball at all, he would give an easy catch to the long-field, or, being beaten altogether by the spin, would be easily stumped.

Again, you may be a googie bowler. The batsman is puzzled; he does not know which way you are turning them, and begins to get in front and guard his wicket with his legs. Well, then bowl him an over-spin, one that comes straight through very quickly, and you will have him l.b.w. every time!

Again, if you are a medium off-break bowler, it is useless to bowl an off-break time after time; the batsman knows what is coming. Why not vary it by bowling once or twice in an over a ball that pitches in the same place as for the off-break, just outside the off stump, but which does not spin back, but goes "straight through"? The batsman will be playing for the off-break, and will then, perhaps, just get a tickle on the ball with the outside edge of his blade, and will be out, caught in the slips—engineered out by your brains, and your brains alone. Albert Relf was a past-master of this, and kept one, as a batsman, guessing the whole time.

There is one more asset that a bowler should have, be he of whatever type, and that is the power of being able to alter his pace unperceived by the batsman. And a matter which goes very closely with this—he should be able to vary the height at which he throws the ball in the air. A slight variation in trajectory can work wonders.

In the matter of variation of pace, it is comparatively useless, like Parkin does, to bowl three very fast ones, and then an absurdly slow one—the difference is too obvious and too marked. But, rather, there should be slight variations of the pace, and these, too, well concealed. The ball must be delivered with exactly a similar action as before, as regards the run, and the pace the arm goes over. For a slow bowler to bowl a slightly faster ball, the latter part of the instruction as regards the arm is not possible of fulfilment; but in the reverse case, that is, of a

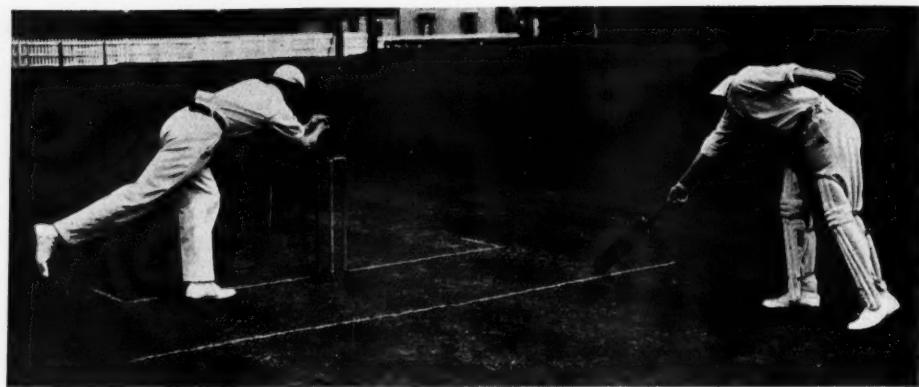
7.—Grip and delivery of the "in-swinger." Body bent back. Hand and arm brought from right behind the head. Ball delivered wide from the stumps. (Might be still wider than in illustration.)

new ball, with the shine on it, and with its prominent, unworn seams, is especially liable to swerve.

Again, the batsman may be an obvious lover of turning straight balls to leg; well, then, put a man at short leg and bowl a little short of a good length on his leg stump, and he will soon cock up an easy catch in the direction of the square-leg umpire, more especially if you try to make the ball bump a little.

And here may I instil into your mind that you, as a bowler, must be thinking the whole time—not only studying the weak points of the batsman opposed to you and attacking him in the vulnerable part of his defence, but also tempting him, by suitable balls, to indulge in his favourite strokes once too often. Use your brains the whole time, and never be content to become merely a mechanical bowler—a Robot of the cricket field!

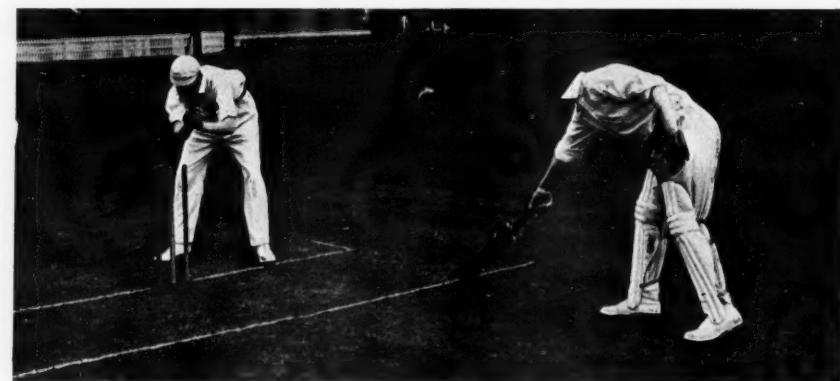
Again, if you are a slow bowler, relying to a large extent on spin, always pitch the ball well up to the batsman and try always to make him strike the ball on the half volley, by which, in so doing, he will sooner or later get not quite near enough to the pitch of the ball and, being beaten by the spin, he



8.—Bowler receiving ball for run-out wrong side of stumps. He has had to turn right round to break the wicket. Time wasted: batsman just in the crease. Not out!



7.—Grip and delivery of the "in-swinger." Body bent back. Hand and arm brought from right behind the head. Ball delivered wide from the stumps. (Might be still wider than in illustration.)



9.—Correct this time. Bowler behind the stumps, in reference to the thrower. Batsman just run out.

fast bowler bowling a slightly slower ball, it is quite possible to carry out the deception to the very last moment of delivery.

To achieve this, hold the ball in the palm of the hand, instead of the fingers; over comes the arm at the usual pace, and the follow-through of the body is also carried out to the full, but the ball itself will quietly and gently float out of the hand at a high trajectory, and thus the batsman will very likely be quite deceived in its flight, and play his stroke too soon.

This power of varying the trajectory of the ball and its pace is known as "flighting" the ball. The slower one can also be bowled by holding the ball as usual in the fingers, and merely just pulling the hand back at the moment of delivery, and avoiding the follow-through of the body. But this is not so effective as the other method, in that the concealment is less.

One more little trick; some bowlers, about one ball in every two overs, deliver the ball from a yard or more behind the bowling crease; this again tends to puzzle the batsman, as he cannot for the moment make out why the ball takes so long to reach him, and once again he is apt to play his stroke too soon.

Remember that a hard plumb wicket suits the fast bowler, and it is up to you, as such, to do your job on it. Remember, also, that a wet wicket, dried to the consistency of glue by the rays of the sun, is the slow, spin-bowler's paradise; if you, as such, get a chance of bowling on one of these "sticky dogs," as we call them, see that you make use of the golden opportunity—bear in mind that now is your harvest-time, and if you do not get wickets on such a pitch as this, you will probably never get wickets at all! A correct attitude of mind accounts for a deal in cricket—that is the ability to *realise* the glorious chance when the gods offer you one.

I omitted to mention one duty of a bowler, which pertains to him rather more in his capacity as a fieldsman. When an attempt at a run-out is being made, and the ball is being thrown to *his* end, he must get *behind* the wicket, and not stand in front of it. Many people think this is too obvious a point to mention, but I have seen it happen time and again in first-class cricket. The run-out seldom matures if this is done.

Lastly, a bowler must have character in addition to his physical qualities. He must be lion-hearted, able and willing to bowl unwearingly right through a hot summer's day, perhaps, with no success. Never give up hope, never despair; nobody expects you to take more than a wicket every ten overs, let alone every ball. If you do, so much the better! Do not raise your hands in despair, when you just miss the stumps. Every batsman, in every innings, is several times *nearly* bowled—there is nothing outrageously unfortunate in that!

Do not look daggers at a fieldsman who has missed a catch off your bowling. I suppose he is trying his very best. Why make it worse for him? He is miserable enough as it is! Keep on trying. Success will come sooner or later, and a bad day's luck in bowling is invariably balanced by another day of success and achievement later on—that is if you persevere.

Bear in mind that your lot is better than that of the batsman, in that you can go on and rectify and atone for a mistake if you bowl a long hop or a no ball; whereas the latter, if he makes ever so slight an error in timing, may be out, and then he cannot retrieve *his* position for a day, at any rate. Even if you are not getting wickets, you are doing your side a great service if you are, notwithstanding, keeping the runs down by your accurate and persevering bowling.

Do not appeal to the umpire to give an unfavourable decision against the batsman, unless you yourself feel sure, in your own mind and according to your own judgment, that the batsman is out; never appeal on the "off-chance" of a favourable decision.

If the umpire does not agree with you, let not the slightest shadow of annoyance show across your face—that is merely bad manners to one who is doing his best, and it is the outward and visible sign of a cad. And when you *do* appeal, ask for your decision in an ordinary, but confident voice; do not shriek at the umpire in an endeavour—not always vain, alas!—to terrify the latter into giving you a favourable decision.

I fear space forbids me from entering more deeply into the art of bowling. I have laid before you my ideas on the subject, a knowledge of which should serve, I earnestly hope, to form the groundwork for you to become, perhaps, one day a Spofforth or a Colin Blythe.

The ASHBURTON SHIELD

WHAT IT HAS MEANT TO PUBLIC
SCHOOL MARKSMEN.

A NEW rifle that will weigh seven ounces less than the present S.M.L.E. and yet shoot more accurately; a new bayonet that will turn the scale at 6 $\frac{3}{4}$ ozs.

These are what the Parliamentary Under-Secretary, Lord Onslow, promised the Army when at Bisley he presented the Army Rifle Association's shooting prizes.

What he omitted to mention was that this little pocket-knife of a bayonet will penetrate chain mail as though it were cheese. I don't know that anybody is likely to don Crusading armament in this century, but, anyhow, the bayonet that will

puncture a suit of mail will also bisect equipment buckles without snapping, so that the new weapon will be, in Army vernacular, "quite useful."

Lord Onslow also omitted to say that there is in existence a light automatic rifle which, quite as good in the shooting sense as the Lewis, is less liable to jam and infinitely simpler in its mechanism. That, presumably, will not become "an issue" until the present supply of L.G.'s is exhausted or that "next war," which is such a popular newspaper theme, happens along.

Well, thank Heaven that everybody is not obsessed with the idea that the next war will be an affair solely of bombs and gas. The War Office, according to Lord Onslow, does not hold that belief, neither, according to the Ashburton Shield entries, do the Public Schools.

Sixty-nine teams competed at Bisley last week for the Shield and also for the COUNTRY LIFE Challenge Trophy, which compensates the school that makes top score at 500yds. but has a run of bad luck at 200yds. Occasionally the Goddess of Fortune smiles at both ranges and one school pulls off the double event, as Lancing did last week.

That good old Devonshire school, All Hallows, made a fine show in the first stage of the 200yds. contest with a total of 243. It also earned more first stage laurels when one of its team, Cadet J. W. Seare, registered one of two scores of 34 at 200yds. All Hallows' total last year was 109.

I am not prepared to suggest that patriotism alone send the Junior O.T.C. cadets to Bisley each year in ever-increasing numbers, probably the competitive spirit has more to do with it than anything else; but, whatever the reason, we may thank our lucky stars that these young fellows—many of whom will command our Regular battalions, and all of whom will rush to the colours when that next war arrives—do take a keen interest in the rifle.

The King's Prizeman of the Desmond Burke variety is a *rara avis*. It may be remembered that young Burke won the gold medal last year as a boy of nineteen, shooting for the first time in an open competition for an Empire prize.

His success then was no mere flash in the pan, for last week he tied with Captain Ernest Robinson, who knows more about rifles, ballistics and all the atmospheric phenomena that perplex the rifleman than anybody now living. As an expert he is, in fact, second only to poor Ommundsen, killed in the war, the most knowledgeable rifle shot this world has ever produced. That Robinson should beat Burke in the tie-shoot was only to be expected, for a good "old 'un" (in the shooting sense of the term) is always better than a good "young 'un." Youngsters of Burke's calibre, however, are found only once or twice in a century. Marksmanship is not an intuition. It is acquired, and with it experience of rifles and their vagaries, only by long and purposeful training.

I know that there is still one man alive who watched that first Ashburton match in which Eton, Harrow and Rugby were concerned. He was shooting at Bisley last week, but I think that a good many of us would give something to see it again, if only in a picture palace.

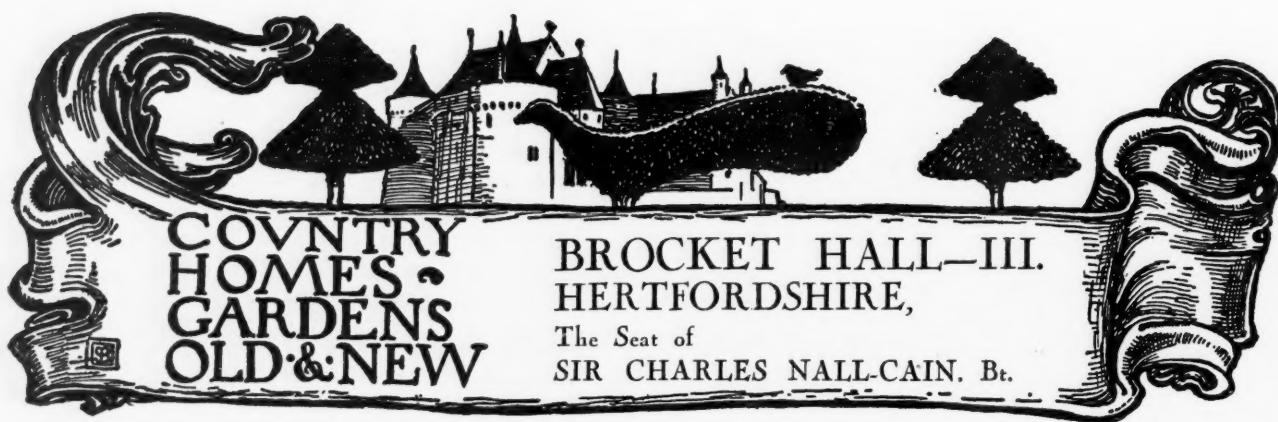
The old Hay muzzle-loaders that were used in the Ashburton match of 1861 might be obtained from a museum should some film producer care to hazard a reproduction, and the ammunition of the period might not be impossible of manufacture; but I am perfectly certain that, in the Public Schools at all events, it would be almost impossible to find a team which to-day, with the "guns" of sixty years ago, could drop 230 points out of a possible 330. That, however, is what the winning team did, for Rugby won with 91 points, to which the last nine shots, that might have won 27 points had they all found the bullseye, contributed only a single point.

Sheer ignorance of the weapon and its potentialities were responsible for that poor aggregate, since, in the following year when the value of a bullseye had been increased from three to four points, Harrow's winning score was 234 points out of a possible 440.

Steadily, with the cult of the rifle and the change from muzzle to breech-loader, the relation of actual to possible score improved, until in 1910 Bradfield, with the modern .303 magazine rifle, created a "record" by registering 524 out of a possible 560 points.

So let us thank the inspiration which induced Lord Ashburton to present that bone of contention which ever since has drawn Public School boys in shoals to the rifle ranges and which at some future time may give us officers who, needing little tuition themselves, could train men to use a weapon that their generation had deemed to be as extinct as the dodo. FRANK STARR.

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THE decorating of the principal rooms at Brocket was spread over many years. We have seen how Sir Peniston Lamb succeeded his father in 1768, when, as the architect tells us, much was already finished on the north and east sides of the house. Yet, even in 1779 the painting of the saloon ceiling was incomplete. The room is 58ft. long, half that width and more than half that height. It occupies the whole five-windowed centre of the south front, using two storeys. The illustrations represent both as it was before the sale in 1923 and as it is now. It will be seen that, fortunately, little change has taken place. Ceiling, chimneypiece with original grate (Fig. 6), south wall with

complete and consistent arrangement of curtain boxes and inter-fenestral mirrors with side-tables below them, all are retained. So are the three remarkable Aubusson carpets, clearly original to the room. So is Reynolds' great canvas of the Prince of Wales and his charger, in its elaborate frame. So is the magnificent chandelier (Fig. 3), described in the 1923 sale catalogue as :

A Waterford cut-glass Hanging Chandelier, with scroll branches for 24 lights, vase-shaped column with overhanging lip surmounts, flat cut bowl under and pineapple pendant, pear-drop festoons and large pear-drop pendants and spike surmounts.

Some of the furniture, however, is changed. For instance, the French commodes that were on either side of the chimneypiece are no longer there.

Each was stamped in two places, "M. Carlin, M. E.", and they fetched the highest price at the sale. But what we really miss are the hangings, described by Paine as being of "exceeding rich flowered damask." Most probably they were, like those still forming the wall hangings in the State Drawing Room at Syon, the produce of the Spitalfields looms. They are seen in the photograph of the entire room (Fig. 2), covering the walls and composing the valances, or, rather, the draperies that hang from the curtain boxes. But there is no doubt that the curtains of it had perished in that sunny exposure and had been replaced long ago, and now walls and windows alike have been re-hung with other material of an excellent kind and giving a very good effect, but of less interest than the old, which made this room as complete a survival as the library.

As in the great drawing-rooms at Crichel and Heveningham so at Brocket the ceiling of the saloon, with its great expanse and with the variety of surface given by the great cove, formed a fine field for decoration (Fig. 5). Here the stuccowork begins with a very elaborate frieze below the modillioned cornice, and then is used for an intricate panel scheme with much enriched frames enclosing painted designs. Paine himself describes it as "filled with historical and emblematical paintings of the late ingenious Mr. John Mortimer." Born in 1739 and a pupil of Hudson, he painted great historical subjects, such as "King John Granting Magna Charta" and "The Battle of Agincourt." But we hear that "he was encouraged and assisted



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2.—THE SALOON IN 1923.

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3.—THE SALOON CHANDELIER.

"C.L."



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4.—THE SOUTH SIDE OF THE SALOON IN 1923.

"C.L."

in his studies by the benevolent Cipriani." That would, naturally, incline him towards decorative painting then so much in vogue, but mainly executed by foreigners such as Cipriani and Zucchi, Angelica Kauffmann and Biagio Rebecca. The Brocket ceiling, therefore, has the interest of being a native product. Nor was Mortimer the only native artist who produced it. He had not completed it when he died in 1779, and the work was carried on by Francis Wheatley, then a little over thirty years of age, who had for some time been in relation with Mortimer and will have assisted as well as succeeded him in the work at Brocket. It is not, however, by his decorative work that we remember him, but by the great series of rural and domestic subjects of which both originals and prints are now greatly sought after. The leading subjects in the saloon ceiling panels were of the usual kind, such as "Night and Morning," "Flora and Pomona," "Zephyrus and Vertumnus," "The Four Continents" and "The Twelve Signs of the Zodiac." Paine gives us a section of what he terms "the ornamental finishings of the salon." He tells us that the "piers and fides of this room are furnished with large and superb glasses and rich pendent lustres," and relates with satisfaction that "the noble owner of this house has spared no expense in the furnishing and perfectly completing every part of it."

It was not merely to the interior of the house that the first Lord Melbourne gave the finishing touches. We have already seen that the picture of the place hanging in the hall represents it in its early stage of development, before the lake was given its present proportions and the whole park laid out in the manner of "Capability" Brown. That is shown on an estate map (Fig. 7) and mentioned in two late eighteenth century publications. Angus, who published his "Seats" in 1787, tells us that the place was finished twelve years before that date, and that Lord Melbourne had laid out the park. The "Copper-Plate Magazine" described as a "monthly cabinet of picturesque prints consisting of sublime and interesting views," has an engraving of Brocket dated 1795. It tells us that it had been completed twenty years before, and that "the water and out grounds were laid out and disposed by Mr. Wood of Essex." Clutterbuck, a little later, goes more into detail and tells us that Lord Melbourne—

enlarged the river in front of the house into a spacious sheet of water by throwing an embankment across the valley over which the principal approach to the house is carried by means of a handsome stone bridge of three arches.

Paine was a very considerable bridge-builder. We owe to him those at Chatsworth and at Richmond, and he includes that at Brocket among the plates in his publication. Its architectural excellence is enhanced by situation. As we approach it along the high ground on the west bank of the River Lea, we see it with its ends half shaded by trees, and through its arches the whole of the river pouring over the dam (Fig. 8). We cross it to reach the east bank, when we rise up to the house level, and there get a full expanse of a lake bosomed in woods or well timbered glades. The rising banks on each side were arranged with beech and other plantations to add height to the "risings" and to give the impression of little valleys to the "falls." The plateau to the east had a carefully arranged series of plantations, giving glades and recesses, but also a broad open circuit of grass used for the horse-racing to which tradition brings the Prince Regent as Lord and Lady Melbourne's guest. Here and there were retained the wild nature and ancient oaks of the mediæval and Tudor park (Fig. 10), but newer and more choice trees were introduced. The plane trees are magnificent. So are the cedars, as the illustration (Fig. 11) shows. Nowhere is there so large a number of ancient and lofty deciduous cypresses (*Taxodium distichum*) as border the banks of the river before it broadens out into a lake. Brocket to-day is a fine realisation of one of the best conceived and most fully executed schemes of the



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5.—THE SALOON CEILING
(Painted by Mortimer and Wheatley.)

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6.—THE SALOON CHIMNEYPiece.

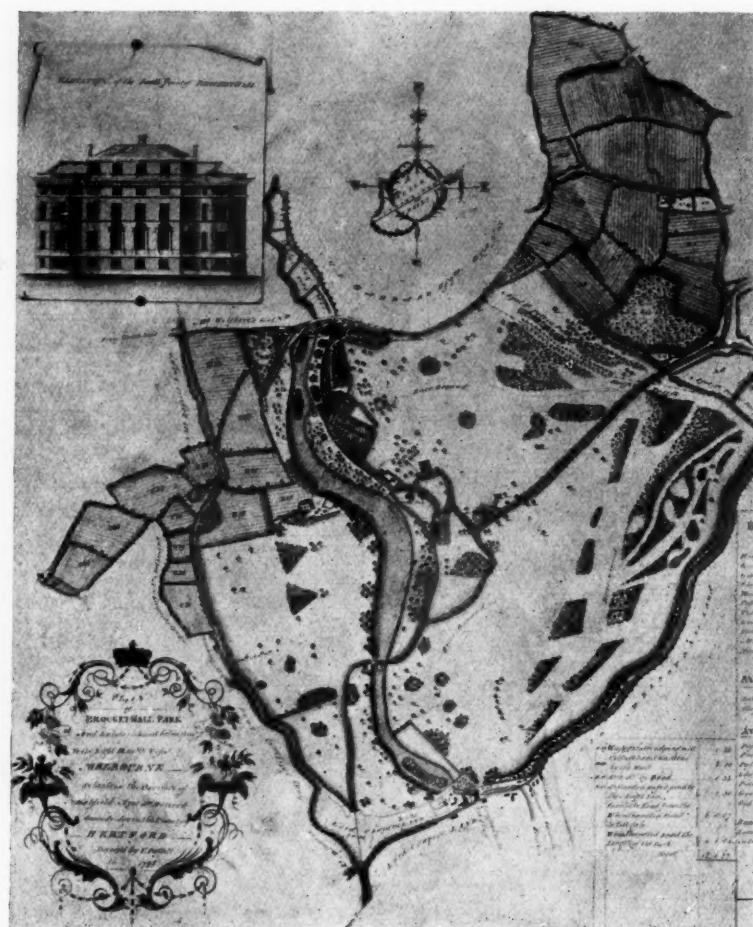
"COUNTRY LIFE."

landscape school "improving" nature over a large area. Mr. Wood of Essex, within the rather narrow limits of the landscape school of his day, had a fine feeling for the picturesque.

How wild a place the park was in those days we gather from Horace Walpole's "Description of Strawberry Hill," where, among the contents of the library, he includes :

The fishing eagle, modelled in terra-cotta, the size of life. This bird was taken in lord Melbourn's park at Brocket-Hall, and in taking it one of the wings was almost cut off, and Mrs Damer saw it in that momentary rage, which she remembered, and has executed exactly.

Mrs. Damer, daughter of Walpole's cousin, General Conway, was a great friend of Lady Melbourn's and evidently a visitor at Brocket, for Brocket—more than Melbourn, if not as much as London—was used by members of the family, and we get glimpses of scenes of domestic history that took place there. The most curious have as their chief character the wife of William Lamb, afterwards second Viscount Melbourn and Prime Minister. She was Lady Caroline Ponsonby, and, consequently, niece to the Devonsires and the Spencers. It was, therefore, a match that confirmed the Lamb family's position in the inner circle of the Whig oligarchy, and led to William Lamb's remark, "the Whigs are all cousins." She was a girl with good looks and active brain, but wholly wayward and unbalanced, so that her restless energy produced stormy times in social matters and love affairs. William had been bred to the law, but his unsystematic mind, which led him to omnivorous reading rather than to consecutive and purposeful study, promised him little success. He might never have been heard of but for the death of his elder brother in 1805. Then, as heir to the English viscountcy which had now been bestowed on his father, he was brought in as Member for Leamington, and the Ponsonby match was arranged. The honeymoon was spent at Brocket, but London was the usual abode of the young couple, for reasons both of society and of politics.



7.—PLAN SHOWING THE LAY-OUT OF BROCKET PARK IN ABOUT 1775.

Although with Pitt's death the Whigs came to office when William Lamb was entering Parliament, they assigned him



8.—THE BRIDGE.

It was designed and erected by Paine after 1768.

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9.—THE LAKE AND THE BRIDGE.

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10.—ONE OF THE MEDIÆVAL OAKS.

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no junior post, nor was he in any Ministry until he served as Irish Secretary in the semi-Tory Canning Government of 1827. At that time the last days of a troubled married life were reached. All along, the wife had been a sore trouble to the Lamb family, particularly her excesses of love and of hatred towards Lord Byron. Their relations began in 1811, and are termed "notorious." The infatuation did not last long on the part of the man, who soon married Miss Milbanke, a cousin of the Lambs. That event did not destroy, but only diverted into a new channel, Lady Caroline's feeling towards him. In 1816 "she made a bonfire in front of Brocket Hall, burnt him in effigy and sent him an account

family insisted on a separation. Lamb slowly and mournfully consented. It was agreed on both sides that the painful step should be taken with all possible quietness and decorum. At length the final arrangements were made and the documents ready for signature. At the last moment Lamb went to his wife's room for a final interview, and especially to talk with her about their child, who was to be left at Brocket. The interview lasted so long that his brother thought it right to venture in, when he found Lady Caroline seated by his side tenderly feeding him with bits of thin bread and butter. She had had him to herself for one half hour, and her low, caressing voice had won a short reprieve.

New incidents, however, soon ruffled this momentary felicity. The ring that Lord Byron had given her "only to be worn by those she loved" was often on young Bulwer Lytton's finger, and was then transferred to that of Mr. Russell. Yet all the time the impression made by Byron continued, and it was a shock to her when, in 1824—

Riding out one morning, at the gates of Brocket Park she met a hearse and mourning coaches. Asking whose funeral it was she was told it was Lord Byron's. He had been brought over from Missolonghi to be buried.

After that her ways became more and more eccentric and more and more objectionable to the Lambs, especially to Emily Lamb, Countess Cowper, living at neighbouring Panshanger. "Cherubina has been outdoing herself in absurdity," writes the countess to her brother, Frederick, in the winter of 1819. Because there had been a successful ball at Panshanger, there must be one at Brocket; but everyone had an excuse for not coming, even when she sent carriages to meet them:

But she is so mad at the failure of her Ball that she will listen to no prudence and only goes on making herself more and more ridiculous and floundering deeper—starving her servants to make a dash of this sort, for the expence of these failures is as great as if she succeeded and in a concern of this sort she don't mind what she throws away—but means to make up for it the next week, by the most miserable stinginess. There never was such a Woman!!!

No wonder her husband was "all the time miserable, fretted to death," and so an



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II.—A CEDAR TREE OF ABOUT 1775.

"COUNTRY LIFE."

of the performance." Next, she held him up to reprobation in a novel, and Henry Dunckley, in his "Lord Melbourne," tells us :

It took her, she says, a month to write the book. She did it at night, sitting at her desk dressed like a page in boy's clothes. Her page was her chief companion by day. She played at ball with him in the dining-room. He liked to throw detonating squibs into the fire. She scolded him, but he persisted. One day when he had thrown a squib into the fire she flung the ball at his head. He cried out, "Oh, my lady, you have killed me!" Out of her senses she ran into the hall, and screamed "O God, I have murdered the page." The rumour of an actual murder flew abroad, and there was prodigious excitement in the neighbourhood. It was impossible to put up with such escapades any longer, and the

almost complete separation was at last arranged. Finally, however, we get a scene of peace and affection. Back from Ireland in January, 1828, he hears she is dying at Brocket, and is with her on the last day, when it was only "by the placid look her features assumed" that it was seen she had passed away. The widower's absorption in politics enabled him to be "just as usual" after a day or two. He was no longer a Minister, but an event soon occurred which was the starting point of his period of greatness. By his father's death that summer, he was called to the House of Lords as second Viscount Melbourne, and thus reached an atmosphere more suitable than the Commons for his non-contentious and

rather philosophic mind, which had gained great experience in the prudent conduct of men and affairs. So, when Earl Grey and the Whigs came in after William IV's accession in 1830, and when Melbourne's future brother-in-law, Palmerston, first became Foreign Secretary, Melbourne himself took the Home Office and occupied it at the very critical period during which the Reform Bill was in agitation. The crisis shook him out of his constitutional lethargy, and Greville tells us :

He has surprised all about him by a sudden display of activity and vigour, rapid and diligent transaction of business for which nobody was prepared.

So leading a position did he thus acquire that, after Grey's resignation in 1834, the King offered him the Premiership as the Whig he disliked least and the one who carried the most general confidence. He was still Premier when the King died, and was succeeded by his youthful niece, Victoria, to whom, as she afterwards wrote, Melbourne became almost a father, seeing her every day, coaching her in her duties, acting as mentor as well as Prime Minister, so that she was almost heartbroken when political exigencies sent him into retirement in 1841.

He went down to Brocket, where the Queen visited him in July. "The whole scene was very brilliant, the banquet in the great room very handsome. The Queen was charmed with everything," wrote the host's sister, who was no longer Lady Cowper but Lady Palmerston, having married Melbourne's Foreign Secretary two years before. Lord Cowper had died in 1837, and his son, the sixth and last earl, being now master of Panshanger, the widow was much at Brocket, which events were to make her own. The second Lord Melbourne died there in 1848, when it passed to his brother Frederick, the ambassador who had been created Lord Beauvale nine years earlier. He was Lady Palmerston's favourite brother, and we find letters dated from there written by her to Lord Palmerston in London, who could not often get away to Hertfordshire, and still less often to his own Hampshire home of Broadlands. At his father's death in 1802 he had succeeded, at the age of eighteen, to the Irish title and English estate. With a strong bias towards political life, he had stood for Cambridge University as soon as he came of age. There he was unsuccessful, but in 1807 he was returned for Newport, Isle of Wight, and appointed a Junior Lord of the Admiralty. Two years later a letter reaches him at Broadlands, summoning him to an interview with Perceval, who had become Prime Minister, and who now offered him the post of Secretary at War, which he kept for a score of years, through five administrations. In 1830 he first

went to the Foreign Office, and there remained till his brother-in-law resigned the Premiership in 1841. He then vacated the Foreign Office, but returned there five years later and remained almost continually in harness till his death in 1865, when he had enjoyed a decade of the Premiership. It was at Brocket that he closed his eyes. There, in 1847, Lady Palmerston had been with her two brothers. In the next year she is there to take a last look at the elder's "beautiful countenance, so calm, contented and resigned." In November, 1850, she is with the younger one, enjoying a "delicious day," but grieved that Lord Palmerston is not with her "to feel the benefit of these healthy breezes." Fifteen months later she returns, summoned to her favourite brother's bedside to say good-bye. "Frederick is gone. I have lost almost the best friend I ever had," cried she, and the loss was not compensated by her inheritance of Melbourne and Brocket and what else still remained of Matthew Lamb's accumulated wealth. Yet Brocket, being so much nearer London than Broadlands, was easier of access to the busy Premier, and we find his letters not infrequently dated from there. Still more often was it used by his widow, who outlived him four years, and then, last of the Lambs, died in the Lamb house. There it is that Lady Airlie's pen enables us to see the fine ending of a long and honourable life :

The last scenes of all are visions of memory : A little child running to throw herself into the kind arms of an old lady sitting on a sofa in the great window at Brocket, in her sweeping black robes, her cap with its black and white ribbons, and the jewel on her forehead. And the still, deep voice saying, "Who will fetch my green bag?" and the child delighted, running for the green bag, muttering to herself, "lemon drops, lemon drops," of which the old lady always carried a store for her great-grandchildren.

That vision fades and there comes the last : In a great four-post bed, in a room next the dining-room at Brocket, a very old tired woman with a smile on her lips, which the child was too young to know was brought there by the knowledge of a speedy reunion with him she had loved so well.

Brocket passed to her son, Lord Cowper, but Panshanger remained his home. For long his tenant was Lord Mount Stephen, who outlived him ; and it was his sister's son, Admiral Lord Walter Kerr, who was the owner when Lord Mount Stephen died in 1922, and who, in the following year, sold the estate to Sir Charles Nall-Cain, by whom considerable but often necessary renovations and alterations have been made, which, while they have greatly added to comfort and convenience, have only slightly diminished the eighteenth century atmosphere that clings to the house where the gift of the Prince of Wales to Lady Melbourne has hung on the saloon walls for a hundred and forty years.

H. AVRAY TIPPING.

JANE AUSTEN'S

Lady Susan, by Jane Austen. (Oxford, at the Clarendon Press, 7s. 6d. net. Limited edition, 21s. net.)

WHEN *Lady Susan* was first published, in 1871, as an appendix to the second edition of James Edward Austen-Leigh's "Memoir of Jane Austen," it was not received with much of a welcome. A public which found in the author of "Pride and Prejudice" and its successors a charm made up of sweetness and wit, did not take readily to her presentation of a scarlet woman. A Becky Sharp enlarged, a middle-aged siren who retained her beauty and fascination and used them as deadly weapons in her plots and schemes, a forgetful widow and a wicked mother did not appeal to them. They had, it is true, less squeamish contemporaries, but there were the Ouidas and Braddons to cater for them, and the common crowd, either of the eighteenth or the nineteenth century, did not appreciate a writer who ranks with the greatest of English novelists. Hence, *Lady Susan*, if not still-born, approximated to it. Now she appears in the charming dress given to the issue of the Austen novels by the Oxford Press, excellently printed and carefully edited, and will, we are sure, find many new readers to admire Jane Austen in a new rôle.

Perhaps it may be rather against her that the story is told in a series of letters, Miss Austen thereby following the respectable example of Richardson and other eighteenth century novelists. It is a clumsy contrivance, though not without merits if it be agreed that the first business of a great novelist is to produce the illusion that his narrative is no mere invention, but a true story. Pilate's jesting question, "What is Truth?" need not, in this case, wait long for an answer. It is faithfulness to and knowledge of human nature—a quality ignored by the multitudinous readers who live for excitement only. Give them a tale that will keep their hearts throbbing from King's

"LADY SUSAN"

Cross to Waverley Station and they are content, though, being done with it, they may leave the book on the carriage seat or toss it out of the carriage window.

The third person is good enough for that. A superior class prefers the first person only. It makes the romantic novelist exhaust his invention if he is to appear in a natural and unforced manner as present at every incident in his story. Jane Austen never resorted to this method of story-telling. As a matter of fact, although not unknown in her time, it did not come into full use until R. L. S. and a few of his contemporaries and survivors adopted this as a means of securing attention.

To tell a story by passages from a selection of letters from alleged private correspondence, although a fine, is a very difficult art in which even Jane Austen has scored only a partial, though an interesting success. It may be taken as certain that Mr. Walkley, tried advocate and admirer of Jane Austen as he is, makes a mistake in assuming that "a woman of Miss Austen's upbringing and social surroundings can never have known a *Lady Susan*." She belonged to the eighteenth century, and was familiar with the lapses from virtue common in a period when illegitimacy was far from rare among people belonging to every walk of life. So much is apparent in her novels. What reader of Jane Austen has forgotten the exclamation of Mr. Price on a notable occasion, "It might be all a lie, but so many fair ladies were going to the devil nowadays that way, that there was no answering for anybody"? Even the immaculate Emma, when she was pondering over something of a disagreeable nature come to light in the circumstances of the family, would scarcely have thought, if she was ignorant of the manner of her time, "Half-a-dozen natural children, perhaps, and poor Frank cast off."

Quotations such as these prove Jane Austen a woman of great genius, who did not shut her eyes to human frailties

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that had very full play in her generation. It is to her honour that, although her delicacy was absolute and distinguished, she disdained to blind her eyes to facts in human nature that were particularly manifest in the eighteenth century. You have only to turn up the pages of the great novelists of the period to find that this was so. Fielding, Smollett, Sterne, even Richardson, all dealt frankly with sexual misdemeanours. Lady Susan has parallels in all fiction, that of Shakespeare included. Her letters to her confederate, Mrs. Johnson, are the most amusing in the book, even if it be true that they ran in the same leash. It is characteristic that she could write in her most cynical mood when describing the household into which she made what was practically a forced entrance :

The house is a good one, the Furniture fashionable, & everything announces plenty & elegance. Charles is very rich I am sure ; when a Man has once got his name in a Banking House he rolls in money. But they do not know what to do with their fortune, keep very little company, and never go to Town but on business. We shall be as stupid as possible. I mean to win my Sister in law's heart through her Children ; I know all their names already, & am going to attach myself with the greatest sensibility to one in particular, a young Fred-eric, whom I take on my lap & sigh over for his dear Uncle's sake.

To the same correspondent she is equally frank and ironical in explaining :

Some Mothers would have insisted on their daughter's accepting so great an offer on the first overture, but I could not answer it to myself to force Frederica into a marriage from which her heart revolted ; & instead of adopting so harsh a measure, merely propose to make it her own choice by rendering her thoroughly uncomfortable till she does accept him. But enough of this tiresome girl.

Her analysis of her love for Manwaring, also written for Mrs. Johnson, is one of the most characteristic little discourses in the novel :

This is *one* sort of Love—but I confess it does not particularly recommend itself to me. I infinitely prefer the tender & liberal spirit of Manwaring, which impressed with the deepest conviction of my merit is satisfied that whatever I do must be right ; & look with a degree of contempt on the inquisitive & doubting Fancies of that Heart which seems always to be debating on the reasonableness of its Emotions. Manwaring is, indeed, beyond compare superior to Reginald—superior in everything but the power of being with me. Poor fellow ! he is quite distracted by Jealousy, which I am not sorry for, as I know no better support of Love. He has been teasing me to allow of his coming into this country, & lodging somewhere near me *incog.*—but I forbid everything of the kind. Those women are inexcusable who forget what is due to themselves & the opinion of the World.

Our opinion of the book is that, although it cannot be classed with the masterpieces of Jane Austen, it will always engage the interest of those engaged in authorship, as showing a universality in her genius that supplements and completes what is to be found in its predecessors. P. A. G.

Across Europe with Satanella, by Clare Sheridan. (Duckworth, 15s.)

RUSSIA has an unconquerable fascination for Mrs. Sheridan. This time she went to it on a motor cycle, with her brother. They started in Holland, went through Germany and Poland, and crossed the frontier at Korets, where the population endeavoured to discourage their advance into the dangers of Bolshevik territory. Of course, Mrs. Sheridan travels with a light heart and a lively pen, as her readers know, so that all her experiences are entertaining. But it is her story of what she saw and heard in Russia that gives most food for thought. She does not notice Bolshevik tyranny, nor describe the overthrow of God in their dominions. In all the towns the Soviets were helpful, the people looked happy. But, for non-communists, the prices were dreadful. However, her friendly spirit secures the advantages of communist guest-houses and benevolent policemen, always told her of the best and cheapest hotel. But, the final half of her book is the most illuminating. They arrived at the Crimean Riviera over the mountains, and descended upon the sun-bathed sands of Yalta. They stayed in a crowded guest-house beside the Czar's Italian palace of Livadia. The guest-house had been built for the royal suite. Now in it were bourgeoisie and communists having a glorious holiday. They were not good mixers, but at least neither seemed alarmed at the costumes, or lack of costumes, of each other. There was a banker in pyjamas, a Red army general in a striped bathing suit, and an admiral in a pair of trousers only, with a body burnt to bronze. In the old days the bourgeoisie had never entered this favoured spot. The Czar did not wish it to become popular, and there is no railway within fifty miles. Now time has had its revenge. His palace of Livadia is a show place, where the curious can see the little Czarevitch's playroom, with his models of ships and toys, and the bedroom of the royal couple, with holy pictures on the walls. Mrs. Sheridan, who is not a sentimentalist, was stirred by the pathos of it. Visiting the palace she saw thousands of State children, called "little Lenins," or "pioneers." They are the orphans of war and famine, who are now cared for by the government. They are short-haired, independent boys and girls, trained physically to hardness and intellectually freed from all "superstitions" of religion. God to them is nature and all her operations. They are the future rulers of Russia. Evidently, the Bolsheviks have seized a great opportunity in them, with no traditions or family ties, they are excellent material into which to pour the pure idea.

The Goat and Compasses, by Martin Armstrong. (Cape, 7s. 6d.) *The Goat and Compasses* is written very quietly and very well. Crome is any English village, except for the fact that it is doomed to be swallowed up some day by the sea ; and Mr. Armstrong succeeds in showing it to us as that "hub of the universe which sticks out visibly from the axis of every village." The sexton's climb to the church tower is the first

chapter in the device chosen for showing us the outward aspect of Crome ; and *The Goat and Compasses*, the natural centre of its inward life, is invested with more than general interest because it is also the home of Bella and Rose Jorden, two of the principal characters. The young love of Rose and the mature love of Bella are things as inevitable, as bitter-sweet as the real loves of life ; and one of the best things in the book is the history and the secret of Miss Furly : such a history and such a secret as lead innumerable heart-starved women to Miss Furly's goal ; a home for feeble-minded gentlewomen. Mr. Armstrong has a poet's wide pity and understanding ; he writes with moderation of all his characters except, perhaps, the Vicar's son, where his sex argument is advanced with some heat. He has also a poet's choice of the exact, though simple word. "It was a clear green night." "The soft, chill atmosphere of the wood." "Sometimes one of them [rooks] . . . lost its footing and with extended wings dived downwards and swam up again in a long curve on the breast of the wind." Mr. Armstrong does not shirk the narrow or ugly side of village life ; but the main impression conveyed by his book is, as it should be, the main impression conveyed by any typical English village ; that of honesty, homeliness and quiet beauty.

Greenery Street by Denis Mackail. (Heinemann, 7s. 6d.)

THERE used to be known to dressmakers—there may be still, for all we know—a garment called a "little dress." It was no smaller in area than any other dress or made of anything less substantial, but it was made simply and worn for little occasions. In a somewhat analogous sense *Greenery Street* is a "little novel." It is as long as any other novel and of better stuff than most, but it is simple, and has no truck with the great occasions of comedy or tragedy. It is just the story of the first married year of Ian and Felicity Foster, how they found No. 23, *Greenery Street*, and managed to get it, and how fearfully much Mr. Allbutt, the builder, charged for the repairs. And how Ian's trustee's partner did him out of a large part of his income, and Felicity sold her grandmother's pearls for a ridiculous sum to meet Mr. Allbutt's bill. And how her sister Daphne found out and bought them back and Mrs. Lambert, next door, borrowed the salt spoons. Then Felicity over spent her housekeeping allowance and could not do "subtraction" ; and Ian sold his father's watch and their grim house-parlourmaid, "the Murderess," had a man in the kitchen and drank all their whisky. Naturally, Ian and Felicity had to go away for the week-end in order to write and give her notice, and by that chance they saved Daphne from the only really dark shadow in all the pretty tale. Most charming, dainty and everyday, *Greenery Street* is one of the most lovable of books, and full of lightly drawn but excellent sketches of character. In real life, perhaps, one would find a greater tendency on the part of most people to finish their remarks—in fact, some of Mr. Mackail's pages have nearly as many dashes as words on them—but that is a mere detail.

Historical Songs and Ballads, by Dorothy Margaret Stuart. (Harrap, 3s. 6d.)

MANY are the sparks that may cause a poet's thoughts to fly upward, and for Miss Dorothy Margaret Stuart the kindling inspiration comes, more often than not, from history. Let her think of a Babe in Bethlehem, and she will make the best known story in the world new again by seeing the tower window from which an unknown man looked out and, wondering, saw three kingly strangers pass humbly into a stable-shed. Let her find some verses by a sixteenth century parish clerk, and with a vivid line she will bring to life the London of "gruff Ben, wild Kit, sweet Will." She can make Queen Elizabeth die again at Richmond, alone yet before our eyes. She muses by a quayside, and it brings to her a picture of a lonely little midshipman waiting to join his ship, and a friendly stranger who rallies and encourages him :

"But don't be doleful, lift up your head."

Here's an apple for you, and some gingerbread—

Now, boy, who did you say you were ?

"Horatio Nelson, sir."

History thrilled into life : that is what Miss Stuart does to perfection—or almost to perfection ; for it must be confessed that it is a surprise to find so accomplished an artist scrambling occasionally into the palace of art through that ignominious back door of the beginner, an inversion.

A LIBRARY LIST.

LITTLE TIGER, by Anthony Hope (Hutchinson, 7s. 6d.) ; DAIMON, by E. L. Grant Watson (Cape, 7s. 6d.) ; DAY OF ATONEMENT, by Louis Golding (Chatto and Windus, 7s. 6d.) ; BARREN GROUND, by Ellen Glasgow (Murray, 7s. 6d.) ; MAY-FAIR, by Michael Arlen (Collins, 7s. 6d.) ; GREENERY STREET, by Denis Mackail (Heinemann, 7s. 6d.) ; THE SECRET OF CHIMNEYS, by Agatha Christie (Lane, 7s. 6d.) ; MRS. DALLOWAY, by Virginia Woolf (Hogarth Press, 7s. 6d.) ; THE VICTORS, by Peter Deane (Constable, 3s. 6d.) ; THE PAINTED VEIL, by W. Somerset Maugham (Heinemann, 7s. 6d.) ; SEA HORSES, by Francis Brett Young (Cassell, 7s. 6d.) ; FISHMONGER'S FIDDLE, by A. E. Coppard (Cape, 7s. 6d.) ; SHEPHERD EASTON'S DAUGHTER, by Mary J. H. Skrine (Arnold, 7s. 6d.) ; THE LAND AND ITS PEOPLE, by Lord Ernle (Hutchinson, 10s. 6d.) ; STILL MORE PREJUDICE, by A. B. Walkley (Heinemann, 7s. 6d.) ; THE PUBLIC LIFE, by J. A. Spender (Cassell, 30s.) ; FOX-HUNTING IN THE TWENTIETH CENTURY, by William Scarth Dixon (Hurst and Blackett, 21s.) ; LETTERS OF LADY CONSTANCE LYTON (Heinemann, 7s. 6d.) ; LIFE AND WRITINGS : H. W. MASSINGHAM (Cape, 12s. 6d.) ; MARY HAMILTON : FROM LETTERS AND DIARIES, 1756-1816, edited by Elizabeth and Florence Anson (Murray, 16s.) ; PARNELL, by St. John Ervine (Ernest Benn, 12s. 6d.) ; LUNDY, by Lewis R. W. Lloyd (Longman's, 12s. 6d.) ; CARLYLE ON CROMWELL AND OTHERS (1837-1847), by Alec David Wilson (Kegan Paul, 15s.) ; THE OCEAN OF STORY, Vols. II and III, translated by C. H. Tawney (Sawyer, 42s. each).

SOME BOOKS OF NEXT WEEK.

THE KING'S NAVY, by Frank C. Bowen (Methuen) ; FROM PRESIDENT TO PRISON, by Ferdinand Ossendowski (Allen and Unwin) ; A WAYFARER IN CZECHO-SLOVAKIA, by E. I. Robson (Methuen) ; THE MIGRATORY SPRING-BUCKS OF SOUTH AFRICA, by S. C. Cronwright-Schreiner (Fisher Unwin) ; THE WRITINGS OF WILLIAM BLAKE (Nonesuch Press) ; MANET, by J. E. Blanche (Lane) ; SONGS OF THE GARDENS : 18TH CENTURY BALLAD-SONGS, by Peter Warlock (Nonesuch Press) ; MODERN FRENCH MUSIC, by Professor E. Burlingame Hill (Allen and Unwin) ; DARNLEY—A HISTORIE : A PLAY, by Lord Shaw of Dunfermline (John Murray) ; ORVIETO DUST, by Wilfranc Hubbard (Constable) ; THE GREAT PACIFIC WAR : A HISTORY OF THE AMERICAN-JAPANESE CAMPAIGN OF 1931-1933, by Hector C. Bywater (Constable) ; "JAMES BALLINGRAY—MURDERER," by J. Macauley (Collins) ; MARY GLENN, by Sarah Gertrude Millan (Constable).

BOYS ON PONIES

A MAN once gave in nine words a reason for killing himself that was more adequate than most men could give for being allowed to live. "I am tired," he wrote, with a fine simplicity, "of all this buttoning and unbuttoning." The coroner said it was temporary insanity, but the unofficial view is that the man was temporarily sane.

All small boys would agree with the latter verdict, and it is therefore prudent, when teaching boys to ride, not to lay too much stress on the importance of a boy being able to strip his own saddle, fit his own bridle and carry out the thousand and one buttoning and unbuttoning processes which are, naturally, so interesting to the horsemaster and, rightly, so boring to a boy.

The man who cannot realise this may or may not be fitted to command a cavalry regiment—he is totally unfit to teach a boy to ride. And if you want your boy taught to ride, you had better sound the proposed teacher as to the rest of his views on the subject.

If, with the airy generalisation which some men adopt in laying down laws for the young, he declares that "every boy" ought to be able to groom his own pony, water and feed him, and know the parts of the horse, then shun that man. It would, of course, be better to kill him, but shunning is safer.

Horsemastership and democracy have this in common, that an equal amount of cant and hypocrisy is talked by the devotees of both. To bore a boy with riding school and "the minor ailments" and expect him to become a keen young horseman is nearly as futile as to preach the federation of man to a Russian peasant. The boy and the Bolshevik will go round the corner together—looking for something to smash.

On the other hand, while there may be certain difficulties in persuading a man that Socialism means sharing his own property as well as that of other people, there are no difficulties in persuading boys to like riding—if you go the right way about it. And the right way is perfectly simple.

"First take your boy"—you can almost do the thing on the principle of a cooking recipe—or, preferably, take someone else's boy. In the latter case, you will neither be so annoyed when he shows himself to be frightened, stupid and forgetful, nor will you be so extravagantly proud when he proves himself courageous, quick-witted and apt to learn. Being a normal boy, he will inevitably be all these in turn; but on your intelligent, as well as sympathetic, reading of the outstanding traits in his character depends your whole chance of success.

Of course, if you are satisfied that the boy is a hopeless fool, you will at once set him, bare-back, on a very large, fast and broad pony with a mouth of iron, and attach a lighted rocket to the pony's tail. You can then, with a perfectly clear conscience, go home and tell his mother.

But, while few boys want to learn to ride, all boys would like to be able to ride: there can, therefore, be no boys who are either hopeless or fools, and this is an encouraging truth which their teacher will find it comforting to keep constantly before him.

He must, therefore, persuade himself to take boys as he finds them, and it is equally important to be prepared to take ponies as they are made (or spoilt). The proper pony on which to teach a boy to ride is, of course, one with perfect manners; a narrow pony with a light mouth, and one which is both fast and temperate, and a safe and confident jumper: a pony that

does not mind being kicked in the ribs for no reason, or jobbed in the mouth for a bad reason. It will save time if we allow that such a pony does not exist.

On the other hand, so far as horsemanship is concerned, it is a waste of both time and money to set a boy on a fussy Shetland; while the practice of putting a man and his sister (both being of tender years) back to back in badly balancing baskets on a donkey is simply silly. It probably gives rise to a false complex on saddle-fitting in the boy's mind, and certainly prevents his sister from pulling his hair. Which must be wrong.

Take both ponies and boys as you find them; but if you can find a Dartmoor pony for the small boy and a Welsh pony for his bigger brother you won't go far wrong—especially if you can keep both boys and ponies out of the hands of a groom in their days of early instruction. For, while opinions about



"HIS PUPIL WILL CLASP HIM ROUND THE NECK."

horsemanship and horsemastership may differ, in one respect there are no differences—every horseman and horsewoman will unite in raining curses on the devoted heads of grooms as a class, on their love of blistering, their total incompetence.

One wonders how they have managed to survive this general "hate"—probably, so far as children are concerned, it is because their heads are devoted. Many a man connects his first enthusiasm for horses with the round, red, smiling face of an old groom or the spidery legs and hissing noises of a young one. And the most mutton-fisted groom in the world has always got a fund of tremendous tales of horsemanship to share with a small boy.

Having got his boy and his pony, and having left the groom (much to his annoyance) at home, the teacher can now sally forth. He will do so on foot, and he may as well make up his mind that the first few lessons will certainly be exhausting, and probably be painful—for himself. They will consist of a

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series of short rushes down secluded lanes, throughout which his pupil will clasp him round the neck with one or more arms.

It is the teacher's duty to proceed in this manner, come what may; and whether it is cows or cars that come, the teacher will steadfastly refuse to allow the small boy to dismount. He will not do so brutally, but will exclaim "Oh no!" or "That would be absurd," and be prepared, if necessary, to elaborate on the absurdity until cars or cows have passed. It is, of course, understood that he will maintain this attitude of *non possumus* in spite of the fact that his pupil is half throttling him, and the pony is standing on his toes.

On the other hand, he will encourage the boy to dismount at frequent intervals, so long as fear is not the motive! At such times he will get the boy to lift the pony's fore legs (hind legs come later) or to loosen and tighten the girths, and he may even venture on a casual remark to the effect that "these" are the withers and "this" is what they call the hock. If all this is done casually, there is at least a fifty-fifty chance that

—preferably uphill—and the boy walks or trots towards you. You must run on ahead, not just walk, or a very small boy may have time for his rather small ardour to cool. Next, the boy walks his pony away from you, turns, and trots back to you. On the more or less successful completion of either exercise you will express yourself volubly as being lost in admiration. You will call to mind other boys who have failed, miserably, to achieve this; and you will mention by name distant relations in far corners of the globe to whom the news of this achievement will be as nectar from the gods.

You will probably be invited not to be silly—but your charge will proceed with *moral* and colour very much heightened.

The days of your extreme labour are now over: you must not yet get on a horse to accompany your pupil, but you need no longer pound along the roads on your flat feet, and the next few lessons will be in the nature of games.

For a few minutes at a time each day, the boy and his pony will circle round you, on the long rein, while the boy discovers

the astounding fact that the left heel is of some use in turning his pony to the right, and that it is not essential to make a noise like old ladies talking to their canaries in order to set his charger in motion. But these things will be learnt in intervals only; for the rest of the time boy and pony will accompany you across fields and through the woods in the manner of a spaniel out for a walk. And you will send them off, as you would send a spaniel, to pursue investigations in odd corners on their own, or to go back on your tracks, find, and return to you, a dropped tobacco-pouch or a glove.

Towards the latter end of this period you will arrange that one of these missions involves the negotiating of a shallow ditch, or two or three hop-poles lying on the ground together. If the negotiation is successful, it is once again your obvious duty to register admiration and ecstasy with all the pantomime accompaniment of a cinema artist. You must say that words fail you, and see that they don't.

And, at last, you yourself can get mounted.

There is now only the short leading-rein period to intervene, and your fledgling will be free to start on the unaided flight which may some day lead him to—and, it may even be, over—Becher's Brook. The metaphor may be a trifle confused, but not half so confused as your own feelings will be.

For, from the moment when you met the first cow in the lane, you have been consistently poohing, bahing and tushing at any and every suggestion that caution is necessary or fear a word with a meaning. From now on—if you have done your work well—you will spend most of your time making the corresponding noises indicating an exhortation to have a care. You will be forced to behave as a hen

behaves with another female's ducklings, and you will have just about a hen's chances of controlling your charge successfully.

It will start with the first request that "We won't have the leading-rein to-day." You will reject that request and the next one (made two minutes later). But on no account will you reject the third request: any such refusal at that stage would inevitably revive this terrible preference for staying at home and giving the rabbit hell.

Your charge is now loose. For better or worse, for poorer and not richer, he has joined the ranks of the Horsemen—those intolerant men who, while thinking it wrong to criticise the honesty of a friend or his faithfulness to his wife, will persistently insult and decry his horsemanship—which the majority of them secretly think to be a virtue infinitely more important than either of the others.

It is better in this, the last, stage, if your charges number more than one. Your responsibility could not be greater than it already is, and a man may as well be hung for, say, three



"THE SHORT LEADING-REIN PERIOD."

the boy may take a real interest: if it is done, as some men do it, with the pugnacity of an old-fashioned drill-sergeant, there is the certainty that, when next a ride is suggested, the small boy will prefer to spend the afternoon making his rabbit's life a misery.

Indeed, all through the training, you and the rabbit will always be up against the fact that, if teaching is conducted in such a way that the small boy is either bored or frightened, he will plump for more peaceful pursuits—in which he gets peace, even if other people and his rabbit are frightened or bored. And his mother will support him!

The excruciating period of the first lessons will only end when the boy himself refuses any longer to hold on by the teacher's neck, and asks to be allowed to ride alone. This, if you are the teacher, heralds the dawn of a new day for you. You must not allow the exhilaration of the prospect of escaping death by slow strangulation to dim your judgment. There are two definite stages. At first, you yourself run on ahead

lambs as a sheep. (Incidentally, a man I know has never got to the bottom of this saying about sheep: he protests that you *don't hang sheep*.)

Anyway, with two or three or four embryo horsemen about you, your own enjoyment and their experience will be proportionately increased. Besides, there is always a chance that one of them will learn sooner than the others how to hold a gate open for you without hammering your horse's hocks with it.

And the last stage of all. For some time past you will have been careful to point out possible jumps to your charges. You will even have gone so far as to pop over one or two such places yourself. But on no account whatever will you have insisted on anybody else following your lead.

The suggestion will come from your pupils, and it will be pure coincidence that the groom has for several days been busy on a series of little made-up fences with long and substantial wings. As soon, however, as the suggestion reaches you, it is your immediate duty to hie you to those fences secretly, and cut them down by two feet or more—the exact amount depending on the degree of idiocy shown by your groom.

You can now mop your brow and await events.

The Great Man of Great Coram Street may have been borrowing a Danish proverb of long standing when he told us that children were "certain cares and werry uncertain comforts," but he was his own authoritative self when he declared that "A Fall's a h'awful thing."

If at this stage your charges have a fall (and therefore a h'awful fall), it is probable that the poor old rabbit's number is up—and he a starter. The amount of undivided attention which he will get for the next few days will make his chances of survival—except after death—merely negligible.

But if they do *not* fall! Then, indeed, all ranks may return home singing: and loudest of all shall the groom sing (you will have been quite unable to eliminate him from this—the greatest occasion) as he tells you that he is surprised that the young gentlemen have picked up so quickly what he has tried to teach them.

If you say that it is all too much trouble, I answer this: that to-day there are arrayed against you all the *easy* ways for a boy to get a thrill, to test his nerve and try his skill. It will be too late for you to burble about the incomparable thrills of horsemanship when your boys have been finally, irretrievably won over to an exclusive devotion to motor cars and aeroplanes. In the roar of the exhaust your miserable gibberings will—very properly—be drowned.

The younger generation to whom you have denounced war without finding them a substitute can yet be shown an alternative to road-scorching: and in the hunting field and on long summer evening rides it may be that they will think out for themselves substitutes for war.

And, in any case, however that may be, I presume you will not dispute that, at least, we all ought to try to do what we can to keep the rabbit alive a bit longer? CRASCREDO.

LAWN TENNIS: THE END OF WIMBLEDON

L'APPETIT vient en mangeant, and the appetite of Wimbledonians for lawn tennis is insatiable. What with summer time, dry weather and the tendency of the organisers to cater for late comers by putting a good match at the end of the programme, the spectators had remained on the ground in crowds for every day of a fortnight until seven, and usually until much later. By the end of the second Saturday one would have thought they had had enough! Many people regretted that there should remain two matches yet to play, for they anticipated an anti-climax. "With Lord's on," you heard it said, "there won't be anyone here." But the speaker would add, "I shall come because I want to see Casey." Apparently most of the seat-holders wanted to see Mr. Casey again or one of the other distinguished personages who were left to fight out the Finals of the Mixed and the Men's Doubles. At any rate, the reserved seats in the stands were not noticeably less full than on other days, and when all was over the 'bus queue was the longest of the meeting. Everyone expressed himself well satisfied with his entertainment and with good reason. In the final of the Monday M. Borotra and Mlle. Lenglen played Baron H. L. de Morpurgo and Miss Ryan, and eventually beat them 6—3, 6—3. Mlle. Lenglen was required to show an aspect of her game of which little had been seen in the two Championship events which she had already won—the Singles and the Ladies' Doubles. In those the extrication stroke was usually the concern of her opponents; in this Mixed she proved that she was as complete mistress of it as of others. In the semi-final Mrs. Chambers had done wonders with it off the ground. It was grateful and comforting to the older generation to see Mrs. Chambers once more on a Centre Court and on a second Saturday. Good as she was thought to be, she must have been even better thus to

hold her own with the moderns, for the moderns admit that they have raised the standard of play. Certainly the average Wimbledon lady of to-day volleys better than the lady Mrs. Chambers used to beat at the Worple Road Ground. Perhaps her scope at the net is greater than that of the Mrs. Chambers of to-day; but what about the stroke off the ground—the stroke that has to be played before there is any volleying? We saw enough of Mrs. Chambers' drive to understand its record, but not so much as we should have liked, for among the man-made laws which the moderns have challenged and abrogated is that which required woman to toil at the base-line while man disported himself at the net; and Mrs. Chambers has moved with the times. That she has moved up to the net is evidence, if evidence be required, that it pays for a mixed pair to adopt the both-up formation of two men: for if anyone could win standing back, she could. She did not play two volleyers from the driving area if she could avoid it, but when they triumphantly pinned her there, she extricated herself as one born and bred in that briar patch. They hit hard at her feet, and her feet took her where she could bend over the ball and return it with the most delicate touch with cross-drive, lob or low dropping ball between the two at the net; there was no knowing which was coming, and one felt that some variety has been lost to lawn tennis by the adoption in the Mixed of the men's double formation—the variety provided by them in the duel between the volleying man and the driving lady. In the Final Mlle. Lenglen did not excel Mrs. Chambers in drives requiring delicacy of touch, though she held her own with dropping returns to the feet of the advancing server. But she played one stroke that is not, and never was, in Mrs. Chambers' repertoire. Baron H. L. de Morpurgo served his fast ball—and he can serve a very fast one. It pitched in the outer corner of the forehand court. There was no opportunity for the delicate touch. Mlle. Lenglen took it on the rise, hitting out as if she were driving at cricket, and the ball went so fast down and just inside Miss Ryan's backhand line that, though Miss Ryan was guarding it, she had no time even to begin her stroke. Furthermore, Mlle. Lenglen showed us the extricating stroke done on the volley. "I lob the ladies" is the explanation one might attribute to a man who is irresistible in mixed doubles. Lobbing Mlle. Lenglen is dangerous. To one sudden lob she was back in a flash and the ball was smashed down the centre line with no racket within 2yds. of it. This smash was an example of the firm as distinct from the subtle extrication stroke, and it was that firm stroke which was played in various forms all through the men's double that came as a suitable climax to the Championships. In the other four finals there had been lawn tennis technically worthy of the occasion (Mlle. Lenglen was in three of them), but no close finish, and while a Wimbledon gallery looks for virtuosity in finalists, what it likes better is drama. There must be a human contest, and where there is that the match will not proceed smoothly to an inevitable end; there will be set-backs and flukes and blunders—it is these that try out the man as distinct from the player.

FRANCE v. AMERICA.

There is no great finish without blunders. In this match M. Borotra and M. Lacoste won two sets 6—4, 11—9 from the Americans, Mr. Casey and Mr. Hennessey; then they lost two, 4—6, 1—6, and at three-all in the fifth they were still all square. It would be most unfair to Mr. Hennessey to say at this point he "cracked," for that word implies a failure of heart, and nothing could have succeeded the resolute coolness with which Mr. Hennessey had played his type of the extrication stroke when his side had been in a far more desperate position than they were in after their great rally. But that stroke makes exacting demands on hand and eye; and not only in that match, but in others Mr. Hennessey was apt to fail with it when his physical strength had been tried long and severely. After three-all in the fifth he proved his courage by trying extrication strokes which—for him—would take the form of Johnstonian drives to the forehand line across a volleyer. He tried them, but did not bring them off—several in succession. With M. Borotra on the other side of the net, any concession to safety is suicide. The ball must be hit to win outright; but when that stroke fails it looks a flouting of all the proprieties to have tried it. So Mr. Hennessey seemed to have brought about his own undoing by hubris, and thus became a true tragic hero. His partner, Mr. Casey, is uniformly severe in his hitting, and on his showing at Eastbourne and in the early stages at Wimbledon one would have said that he scorned the extrication stroke, and that that was the defect in his equipment. But in the semi-final of the Doubles—against M. Cochet and M. Brugnon—he showed that he, too, could wait, and he had an extrication stroke for this match. He is not a sure smasher from far back in the court, and he used a push overhead which was sufficiently well placed to elude the ubiquitous racket of M. Borotra. M. Borotra's extrication stroke was a return of smashes on the rise with a jab drive possible only to a man of astounding agility; M. Lacoste's, a considered slice which withdrew the ball from aggressive rackets. There was one great rally in which the two Americans were at the back of the court and the two Frenchmen at the net, and the former extricated themselves by driving the ball so hard that the Frenchmen were reduced to returning it along the line it came.

E. E. M.

RHODODENDRONS IN JUNE



RHODODENDRON FLAVUM, THE COMMON PONTIC AZALEA, AND THE PARENT OF MANY OF THE GHENT VARIETIES.

AMONG hardy shrubs available for cultivation in our islands, none gives greater pleasure than the large group of species and hybrids commonly known as azaleas. These are only a section of the great rhododendron family and are, for the most part, deciduous. Azaleas are easier to manage than true evergreen rhododendrons; they will do in poorer soil and are more indifferent to hot sun. In consequence glorious effects are often seen in our gardens in open situations and landscape effects of colour masses at desirable points can easily be created.

Another point in their favour is that they often do well in big beds, trenched and filled in with a suitable compost of soil, which have been formed in heavy or lime-bearing soil and seem to resist the eventual soakage of lime longer and more successfully than evergreen rhododendrons. I know of one bed full of Ghent azaleas in the best of health, which has been in its present situation for fifty years in a garden containing the heaviest clay in Sussex.

There are, perhaps, twenty good species of azalea found in Japan, China and North America that are worth growing in our gardens. From America *R. viscosum*, *R. vaseyi*, *R. nudiflorum* and *R. calendulaceum*, are all worth growing, while *R. occidentale*, so fine in a few gardens, is generally too shy in flowering, which is not the case with its numerous and beautiful hybrids, many of which are as good and even better than the species. *R. occidentale*, though a Californian species, does very well in the colder parts of Scotland, and I have seen it very happy in Colonel Balfour's fine garden at Dawyck, in Peebles.

For general use, however, gardeners who require a mass of colour in early June, will do best to plant bold groups of the "Ghent" azaleas. These very mixed hybrids have steadily advanced in favour and quality during the past sixty years,

until the present day when hardy plants bearing masses of white, pink, rose, salmon, orange, yellow and scarlet trusses can be obtained from English, Belgian or Dutch nurserymen specialising in this section of plants. No rhododendrons give more consistent flowers or give less trouble in cultivation. It is not even necessary to "dead-head" them after flowering, so that a certain display is assured every year.

A good selection is the following: Fama, Fanny (pink), *Ardentissima* (vermilion), Admiral de Ruyter (blood red), Julda Schupp, Joseph Baumann (deep red), Auguste Mechelreck (white), Aurore de Roygem, Guelder Rose (yellow), Sang de Ghentbrugge (crimson), Unique, Flamboyant (orange), Beaute Celeste (rose). Then there is a fine section, known as *Azalea rustica flore-plena*, which embraces several beautiful hybrids with hose-in-hose flowers, such as Aida (violet and rose), Apellus (red), Freya (white and lilac), Hora (yellow rose), Tasso (brilliant red), Murillo (flesh rose), Phoebe (sulphur yellow), Velasquez (white), and Norma (pale rose).

Another group of azaleas which has been greatly improved by the Belgian and Dutch nurserymen is that known as the *Mollis-Sinensis* section. These fine azaleas, often with very large flowers, carry the garden on in good succession after the mollis are over and the Ghents have not opened their trusses. The best of these are Apple Blossom,



ONE OF THE BEAUTIFUL HYBRIDS OF *R. OCCIDENTALE*.

Clara Butt, Duchess of Portland, Queen Alexandra (shades of pink), Florodora, Prince of Orange, Sunset (yellow), and J. C. Vantol Imperial (claret-red).

Glorious as all these beautiful and easily grown plants are, it cannot be denied that the prize for the best azaleas must be given to the firm of Anthony Waterer, which for eighty years or more specialised in the creation of hybrid azaleas. Old Anthony began about the year 1850 by crossing and recrossing Japanese and American azaleas and at once achieved great success in such standard favourites as A. Altaclarensis and Nancy Waterer, still, to-day, two of the best azaleas we possess.

His son, the late Anthony Waterer, who passed away last year, continued to hybridise azaleas all his life, and in his later years achieved some hybrids that surpass all other azaleas. He was a modest retiring man who never cared to advertise his successes and only sold a few of his gems to those whom he thought would appreciate them. The rest he destroyed as "not good enough," or retained for his own use and pleasure. Since these plants have never been exhibited they are practically unknown to the public, but those who are so fortunate as to possess his best seedlings have azaleas to show that cannot be surpassed in this world. Many of these have enormous trusses of the richest colour and the fact that they are raised at Woking ensures their complete hardihood.

Those who wish to have groups of azaleas in full sun must remember that while plants are small, they are apt to get dried up in summer. Consequently an annual heavy mulching of leaves and cow manure is of great benefit to them.

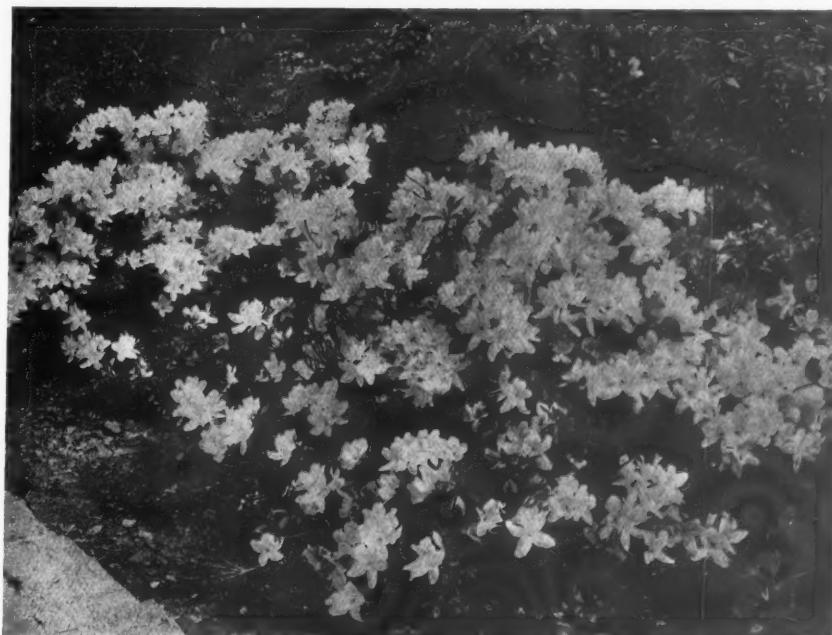
Another valuable section of azaleas, mostly dwarfs suitable for groups on the front edge of woodland borders has been created by the Japanese, Smith of Guernsey and other breeders. These are mostly hybrids of the Kurume azaleas, A. indica, etc. Some of these are extremely valuable as they carry us on well into June after the Kurumes are over. They embrace such good things as A. Maxwellii and A. Damio (a Kämpferi hybrid), which often lasts well until June 25th. The last azaleas of this dwarf section to flower are A. optima, a Japanese hybrid, with large bright pink flowers, which is now in great beauty in my garden on June 28th, and R. Forsterianum, a lovely little brick red azalea, which is extremely hardy, but difficult to procure in its true form.

As June comes in, species of rhododendron become scarce, and if our garden space is limited it is well to confine ourselves to those which always give good value, such as R. decorum in its several late-flowering forms, R. dichroanthum, a lovely orange-flowered dwarf-growing species. The absence of good species, however, is not of great loss, because we have a large number of the "cast-iron" section of hardy hybrid rhododendrons which in garden value are as good as, or better than, any species, because they give a great annual display if "dead-heading" is attended to at the right time.

This year such old favourites as Pink Pearl, Alice, Gomer Waterer, Beauty of Bagshot, Brilliant, Snowflake, Lady Longman, Bernard Crisp, Diphole Pink, Lady Decies, have been very fine until June 15th, which is a late date for their flowering in the south of England. Many of the best later varieties, such as Purple Splendour, G. A. Sims, Essex Scarlet, Mrs. George Paul, Mrs. John Kelk, did not open until June 10th, so that we have had a very fine display until the 25th of the month.



R. DISCOLOR, THE MOST VALUABLE FLOWERING SPECIES FOR LATE JUNE AND EARLY JULY



THE HARDEST OF THE JAPANESE KURUME AZALEAS, R. HINAMAYO.



ONE OF THE MOST CHARMING OF ALL AZALEAS, R. LEDIFOLIUM, EMINENTLY SUITABLE FOR MASSED EFFECTS.

July 18th, 1925.

A lovely group may be composed by placing half a dozen of the old Broughtoni aureum in front and at the side of a big plant of Purple Splendour. Some fastidious critics may think the contrast of yellow and violet too crude, but this is not the case, since most observers agree that the effect is striking, as well as harmonious. The last two hardy hybrids to flower are Essex Scarlet and Madame Nellie Moser, which bears a large "pine apple" truss of lilac, with an intense orange blotch. The last-named is a striking rhododendron and not so well known as it should be. I purchased it from Moser some fifteen years ago, and now find it in the Dutch catalogues under the name of Madame Forget.

After June 20th rhododendrons of all kinds are near to the end of their flowering season, though there are still a few of exceptional merit to come. The most valuable of all these is the species *R. discolor*, a native of western China. For the past thirty years many treasures have come to our gardens from the East, but it is doubtful if there is one which, either in its true specific form or in the numerous hybrids that have been created from it, has proved a greater success. The large truss of white or pink, beautifully frilled and open, is also deliciously scented. Some forms open as early as June 28th, but the majority commence to flower about July 3rd, and the later forms, such as *R. discolor* var. *Kirkii*, as late as July 10th.

Although at present we have few hybrids of *R. discolor* of flowering size, those that have flowered have proved to be

the best hybrid rhododendrons for late June. Mr. J. C. William was, I fancy, the first breeder to make a cross with this species having mated it with *R. Aucklandii*, the result being known as "Cornish Loderi." It is a plant with both magnificent leaves and flowers, having a somewhat similar appearance to *R. Loderi*, but flowering at a much later date, namely, about June 20th. At this season no other rhododendron compares with it for general beauty and excellence, though it may be some years before it is generally distributed.

The next discolor cross was that created by Mr. Harrow at the Old Coombe Wood nursery, ordinary late hardy hybrid having been crossed with the variety *R. discolor* var. *Kirkii* an old plant, now in my garden. These hybrids flower when quite small and bear fine large pink trusses of various shades from June 1st to June 30th, following one another in succession, according to their affinity to either parent. Mr. Sloccock, who purchased a number of plants at the Veitch sale, has distributed numbers of them, and grows a good stock of this valuable hybrid. An old hybrid, known to the trade as *R. ovatum*, which bears no relation to the species of that name, has minute leaves and pretty little pink flowers in late June, while those who like a curiosity with a tiny truss of flowers, may achieve some pleasure from *R. micranthum*, which flowers about the same date.

After July, when *R. discolor* ceases to flower, we have only the superb *R. auriculatum* to close the season in late July or August.

J. G. MILLAIS.

CORRESPONDENCE

THE OTTERS AT THE ZOO.

TO THE EDITOR.

SIR,—I have read the letter from Captain Cameron in your issue of the 4th inst. with much interest, and I should like heartily to endorse it, as the conditions under which the unfortunate otters at the Zoo have to exist until death relieves them leave much to be desired. As Captain Cameron says, the old otter pond was bad enough, but the present one is infinitely worse in all respects, and it is not to be wondered at that the unfortunate occupants meet an early and, probably, a welcome death. For many years I have kept otters in captivity, and by exercising a little intelligence and knowledge of their habits and requirements in the construction of their enclosure, together with due regard to proper and natural food, the otters which I possessed lived long and happy lives. Before the present otter pond was made at the Zoo I got in touch with the Superintendent, and suggested many improvements which I knew from experience would be beneficial, and tend to lower the mortality which existed under the old conditions; suggesting also that the representative of the Society should inspect the enclosure in which I kept my otters; but nothing came of it, and the new pond was made, perpetuating and increasing the evils of the old one. In my opinion the conditions under which otters are now kept by the Society shows plainly that they have little or no knowledge of their requirements; but, to those who have, it amounts to a perfect disgrace and a pitiable spectacle. Practically all the items with regard to the requirements of an otter enclosure, together with the diet mentioned by Captain Cameron in his letter, I suggested before the present "chamber of horrors" was built, together with other suggestions, but without avail. Perhaps however, one of these days the Society will rub the dust out of their eyes when public protest arises, and take the advice of those who do know something about keeping otters in captivity in a healthy condition, and construct a suitable enclosure in which the animals can exist in more or less comfort for at least a fair portion of their normal lives, and not, as at present, in durance vile, culminating in early death.—H. R. TAYLOR.

THE GOLDEN ORIOLE.

TO THE EDITOR.

SIR,—The golden oriole is now so rare in England that its occasional occurrence is usually noted in the papers. At one time it seems to have bred in the British Isles and to have been less of a rarity, but there is no evidence to show that it was ever what might be termed a common bird. In the Yangtze Valley the orioles arrive early in May, and remain to breed. As the summer in Central China is extremely hot, it is obvious that the golden oriole likes a tropical climate, and only goes north for a short time in the nesting season to avoid the abnormally high temperature of

its natural home. This makes one think that it would be a difficult matter to re-establish this bird in England with any degree of success. At the same time, no one who has listened to the golden oriole whistling in the tree tops of his Chinese garden, would believe any effort too great, if only these charming birds could once more be restored to the list of British songsters. Outside my bedroom window here in China there is a maidenhair tree, and every morning about seven I hear the mellow liquid whistling coming from its top. The sweet notes have such a gay lilt to them, that one might fancy they came from the pipes of Pan.—"FLEUR-DE-LYS."

ANCIENT HEADSTONES.

TO THE EDITOR.

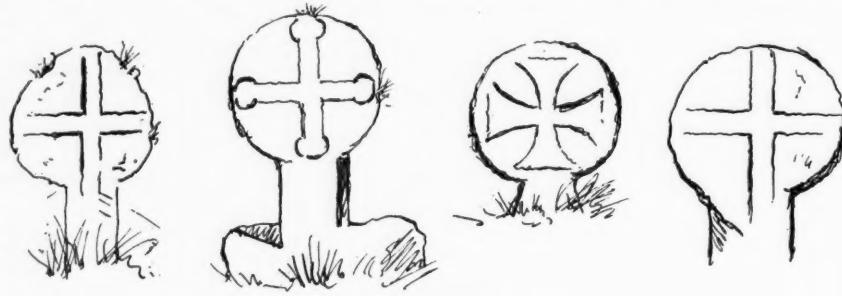
SIR,—Your readers may be interested to hear of some curious thirteenth and fourteenth century headstones I came across in the yards of Old Cheriton Church, and Saltwood, and

out from their weather-worn surfaces, and most of them are made more venerable by lichens.—K. E. STYAN.

A CUCKOO'S EGG LAID FIRST.

TO THE EDITOR.

SIR,—The letter of Mr. Clifford W. Greatorex in last week's issue is interesting, but the occurrence of a cuckoo depositing her egg into an empty nest is by no means rare. Generally, a female cuckoo deposits her eggs during the laying period of her dupe, i.e., with fresh eggs. Sometimes, however, she will deviate from this orthodox method and deposit into nests containing well set eggs, and on occasion she will deposit into an empty nest. In the case mentioned by Mr. Greatorex it would be interesting to know whether it was certain that the nest contained no hedge-sparrow's egg before the cuckoo deposited, as a cuckoo generally—almost always, in fact—removes an egg of its dupe when depositing her own. A

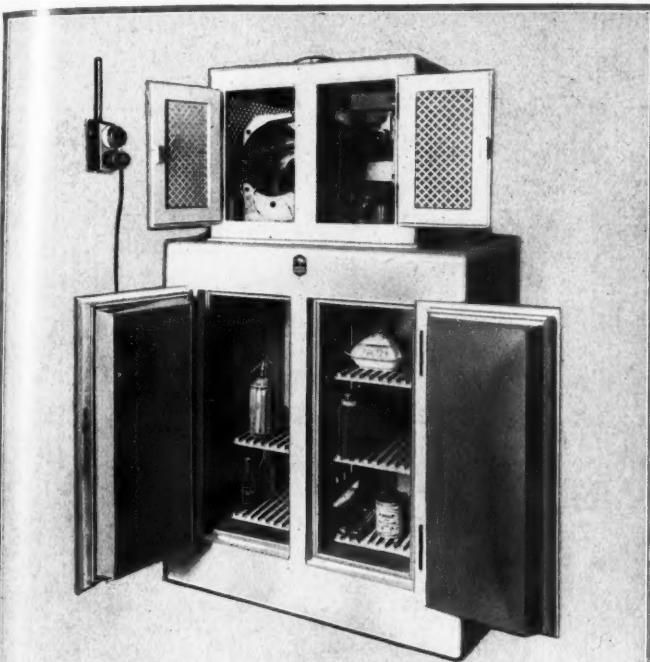


IN A KENTISH CHURCHYARD.

in the church at Lympne, near Folkestone. As they stand very low in the ground, they may easily be overlooked in the two former spots, but in Lympne Church all three stones rest on the floor of the north transept, whither they were carried for safe preservation. Ancient headstones are scarce relics nowadays, and are specially rare in the South of England. At Old Cheriton, the stone stands near the church porch, and at Saltwood there are several standing among the grass opposite the south side of the church. The stones are mostly 1 ft. to 2 ft. in height (one is rather taller) and circular-headed: one, however, is triangular-headed and has one splay round its edge. On this one is an incised half cross with a long shaft, and on the upper part of the ornament are the initials "W + S." All the other stones are more or less circular-headed, on very short, or rather longer basal shafts, but the longest of these is only about 6 inches. One of the shafts has a kind of shoulder on each side at its base. On each of the "heads" is an incised cross, and these, as they vary from the thirteenth to fourteenth century, pass from the plain four-armed to the circular-headed arms, and so on to the cross-patée of the latter date. On some of them tufts of grass grow

hedge-sparrow usually lays in the morning, a cuckoo usually does so in the afternoon, so, in the present case, it would have been simply a general method of the cuckoo to have removed the egg of the hedge-sparrow when depositing hers, leaving only her own in the nest. If the nest in question had been inspected on the day the cuckoo laid and no hedge-sparrow's egg was in the nest, then the question is obvious, and the matter is full of interest, because a cuckoo will not usually do so. I had an instance a few years ago, when I was watching a cuckoo in quest of a wagtail's nest. She was due to lay on the day in question, and at 9 a.m. there was no nest of the wagtail in a suitable condition, i.e., with fresh eggs, which she could use upon the territory over which she deposited her season's eggs. At 10 a.m. this day the wagtail laid an egg, the cuckoo laid into this nest at 2.30 p.m., removing the wagtail's egg at the same time. In view of the lateness of the arrival of the wagtail's egg, 10 a.m. (a wagtail lays between 5 a.m. and 6 a.m.), I feel certain that this egg was the result of the influence of the cuckoo upon the wagtail to prepare this nest and have an egg ready for her at the proper time.—GEO. J. SCHOLEY.

July 18th, 1925.



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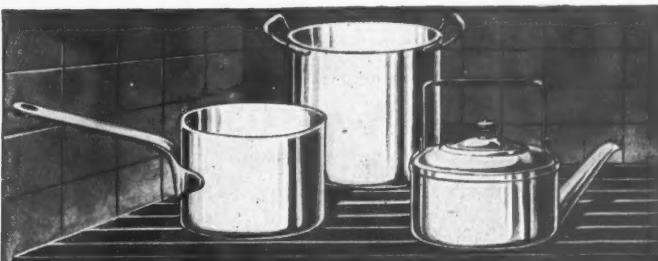
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July 18th, 1925.

COUNTRY LIFE.

111

MANX SHEARWATERS LAYING IN THE OPEN.

TO THE EDITOR.

SIR.—As is well known, the Manx shearwater burrows a tunnel into the peaty soil, at the end of which she lays her single egg, and upon which she sits all day, and does not emerge from her burrow until dusk. On the island of The Gugh, Isles of Scilly, part of which has recently been cultivated, several eggs have, this year, been found deposited in the open and on ground devoid of any cover but very short grass. In another part of the island is a colony nesting in the peaty soil; but where these eggs were found the ground is so extremely hard that the birds probably could not burrow into it, and so laid their eggs on the bare turf.—H. W. ROBINSON.

A DYING ART.

TO THE EDITOR.

SIR.—The enclosed may be of interest to you. It has been given to me by a neighbour and friend of mine, and was taken on my land at Fittleworth, Sussex, where I have been clearing some chestnut. The picture shows an old hoop-maker at work. Unfortunately, the art of hoop making is fast dying out as the present generation of younger men will not learn, finding they can earn more in other occupations. When the poles have been felled and trimmed, they are cut into the required lengths, then each pole is split into two, three, four or five hoops,



THE HOOP-MAKER.

as the case may be, with a triangular-shaped adze. The smaller strips and shavings are made up into bundles and sold to the local bakers for their ovens. The picture shows the hoop-maker tying the hoops in bundles. In years gone by the industry was a very profitable one, and out of the profits of the undergrowth on my land, which, before it came into my possession, was held by local Charity Commissioners, fourteen cottages were built, an inscribed stone on the cottages setting forth the facts. Those days, alas, are no more, for the underwood barely pays the rates. I hope this is of sufficient interest for you to make use of.—C. R. WYLDE.

THE DOMESTIC PIGEON.

TO THE EDITOR.

SIR.—I read with interest a letter published in one of your recent numbers of COUNTRY LIFE in which it stated that the domestic pigeon will not perch on any tree, but always on a building. I had always noticed this to be the case till the other day, when, walking in a park in Northamptonshire, I noticed a tame pigeon of the tumbler species fly from a group of farm buildings where several of these birds are kept, and, after circling round a spinny, it alighted among the top branches of an oak. I watched it for some time, and it then flew to a willow growing out of a pool not many yards from where I was standing, and, settling on a branch near the water-line, it edged down

the bough with apparent difficulty and drank from the partly submerged bough.—D. PITCHFORD.

HARDWORKING MOTHERS.

TO THE EDITOR.

SIR.—I send a very unusual photograph of colts following and having nourishment from their mothers while at plough.—E. M. MARTIN.

A "FRILL" ROBIN.

TO THE EDITOR.

SIR.—For the past two years a robin has frequented my garden which presents a very odd appearance, owing to the fact that its body feathers all grow in different directions, like those of a "frill" canary. At first I thought that the bird had been fighting, but in time I discovered that its tousled feathers were not the result of injury but were reproduced in the moult. The robin is one of a breeding pair, but its offspring do not seem to take after it, and are normal.—E. T.

BLENNIES.

TO THE EDITOR.

SIR.—The shanny, or smooth blenny, is an extremely interesting little fish, various specimens differing considerably in colour according to their environment. I happened to be examining two blennies in a tumbler, and after about five minutes it struck me that they were darker in general tone than they had been at first. Carefully noting their shades, I put the tumbler back into the pool where I had caught them. This pool was in direct sunshine, and had a light bottom, with a few bright red and green weeds. Although I expected a change, I was surprised at the rapidity and completeness with which it took place. In a few minutes both fish had regained their original vivid colours—white belly, light green or yellow sides, ornamented with a double row of silvery spots, and some bright red spots on the dorsal fins. Afterwards I placed the glass among some dark olive-brown weeds in another pool, and left it for five minutes. I was astonished at the result. Both fish were now very dark in colour, one, in particular, having nearly all its distinctive marks merged into one deep greenish-black colour, and every vestige of crimson had disappeared from its fins and eyes.—K.

DRY-STONE WALLING.

TO THE EDITOR.

SIR.—We have to be Jacks-of-all-trades on these dale grass farms, as there is no labour available for the hundred and one jobs that require attention throughout the year. We have to turn our hands to all things, from vetting to butchering, from bacon curing to dry-stone walling. It is the last mentioned work that has kept us busy—and will until hay-making comes along about the middle of July—since lambing was done with, and an easy six weeks we had of that, as there was only one slight sprinkling of snow. The young beasts—we



OMNE TULIT PUNCTUM QUAE MISCUT UTILE DULCI.

run over eighty on this 300-acre farm—have now been turned out on to a wonderful growth of grass, where they will remain until November. This year we shall be kept extra busy repairing the twenty odd breaks in the two miles of dry-stone walls which enclose the pastures, for the winter has been a record one for gales. Trees, the big ones at that, have come down wholesale and altogether there is upwards of 220yds. of wall to be rebuilt. Little labour is needed on the Dale farm and, as the art of dry-stone walling is almost unknown by the present race of masons, we must tackle the work ourselves. But we were taught by our fathers, as we are teaching our lads to-day. We may not be experts, but we make a passing fair show on the whole. There is an art in dry-stone wall building and it is by the manner in which the small stones are laid that the good and bad builder is detected. The foundations are, of course, still existing; hence the same degree of skill is not necessary. The stones must, however, be laid with a slight inclination downwards from the centre of the wall to each face, while small stones must be firmly wedged under them in the heart to support the inclination. The sloping position of the stones serves two purposes, namely, to allow rain which has found its way down through the top to be thrown off from either side, and to prevent the wall bulging. The stability of the wall is increased by having a thorough-band stone placed across its whole breadth half way up. These thorough-band stones are sometimes allowed to project on both sides and, although not favoured in some districts, as they serve as stepping stones for trespassers, we follow this plan, as strangers are few and far between. The top of the wall is finished off with cope stones, these being thinnish stones placed on edge, all as nearly as possible the same height and all pointed or rounded at the peak. To complete the job small stones are wedged into the face of the wall wherever room can be found for them between the beds and at the ends of the larger stones.—WILL BROWN.

A BIT OF VANISHED LONDON.

TO THE EDITOR.

SIR.—Perhaps the enclosed photograph of an old, unpublished picture may interest you for reproduction. It shows how our old picturesque Central London has disappeared. This house was done away with about 1840.—CHARLES WATNEY.



THE OLD RECEIVING HOUSE OF THE HUMANE SOCIETY IN HYDE PARK.

“SUBSIDY” COTTAGES AT WEMBLEY

BY SIR LAWRENCE WEAVER.

WHILE the rather arid and obscure discussion of the Trade Union difficulties about the building of the so-called “steel houses” continues, there is, in the Palace of Housing and Transport at the British Empire Exhibition, an intensely practical commentary, in the collection of complete cottages built in various novel ways. None of the steel houses is among them, and, because it prevents effective comparison, their absence is a loss. But the English building public seems to be satisfied that a wooden-frame house with an ungalvanised steel skin is too much like the army hut of familiar memory to capture the affections, and too likely to involve high recurring repair costs for it to yield an economic solution of housing difficulties.

Never since the problem of the lack of bricks and bricklayers became acute has there been such an assembly, as at Wembley, of practical alternatives, demonstrated, as they can best be demonstrated to professional and lay eyes alike, by complete and normal cottages. Some of them are to be seen nowhere else, others in one or two counties only.

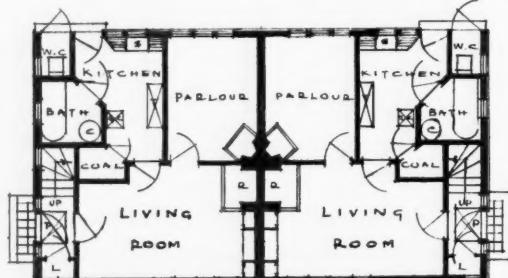
My present purpose is to describe shortly the main characteristics of the different building methods illustrated by these cottages, and to set out such simple comparisons as may fairly be made. I need scarcely say that the order in which they are described has no significance, but it may be convenient to begin with the pair of cottages which presents the most traditional appearance.

There is no more historical method of building a wall than in “half-timber.” The Tibbenham Construction Company have produced from the designs of Mr. Stanley Hamp a pair of cottages which would look normal in any English village. Moreover, the construction is genuinely “half-timber,” for the framework is entirely of oak. The modern element is furnished by the way in which the timber framing is filled in. In place of the primitive wattle and daub, there are inserted, in the grooved framing, sheets of corrugated asbestos. The thickness of the framing is then filled up, on the outside with dense concrete, and on the inside with a porous breeze concrete. Thus is prevented the risk of condensation which follows when a dense concrete is used for

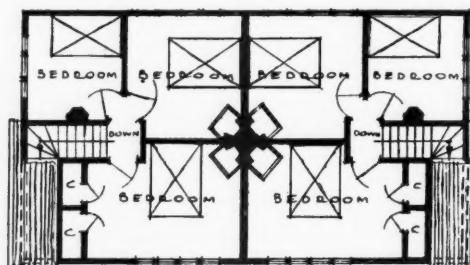


THE TIBBENHAM COTTAGE (PLANS BELOW).

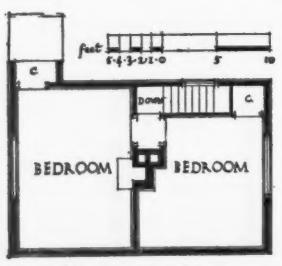
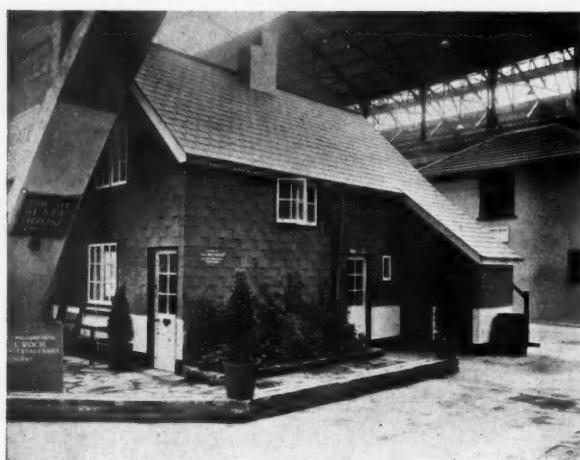
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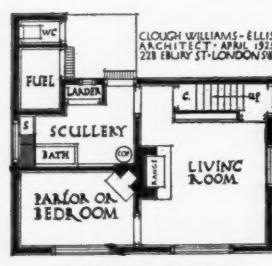
GROUND-FLOOR PLAN.



FIRST-FLOOR PLAN.



* FIRST FLOOR *



* GROUND FLOOR *

THE ALL-SLATE COTTAGE

the interior face of a wall. There seems no reason to doubt that this method, which provides a vertical damp-course, will give a perfectly sound and durable wall. The only possibility is that, with any considerable warping or twisting of the oak frame, a through-joint might develop at some spot, although the central asbestos sheet ought to prevent this, while helping to make the temperature of the rooms independent of the outside temperature. The upkeep should be low, and the work involves the employment of neither bricklayer nor plasterer.

The floor area of this pair of cottages at Wembley, which have parlours, is about 770 sq. ft. per cottage, and the cost would be, on a normal site, approximately £610 per cottage for one or two pairs. This works out at 15s. 1d. per foot super. But for a group of a hundred or more, built on a normal site, the cost would be only about £480, i.e., 12s. 6d. per foot super. of effective floor space. The same cottages, but with one room less (either omitting parlour or one of the three bedrooms), would mean a saving of £35 per cottage.

For the purpose of comparison, I have taken the effective superficial floor area of the two floors of all the cottages described in this article; but to simplify the calculation the space occupied by internal partitions is taken as floor area.

Another traditional method, which is to be studied in North Wales, Somerset and Cornwall, is that of the slate-hung wall. It is true that in bygone days slate-hanging was frequently adopted long after the house was built, in order to provide, for a wall which had proved porous, an impervious weather-proof outer skin. There are, however, some old examples of slate-hanging used on a timber-framed house, just as tile-hanging was similarly used during many centuries in Kent and elsewhere.

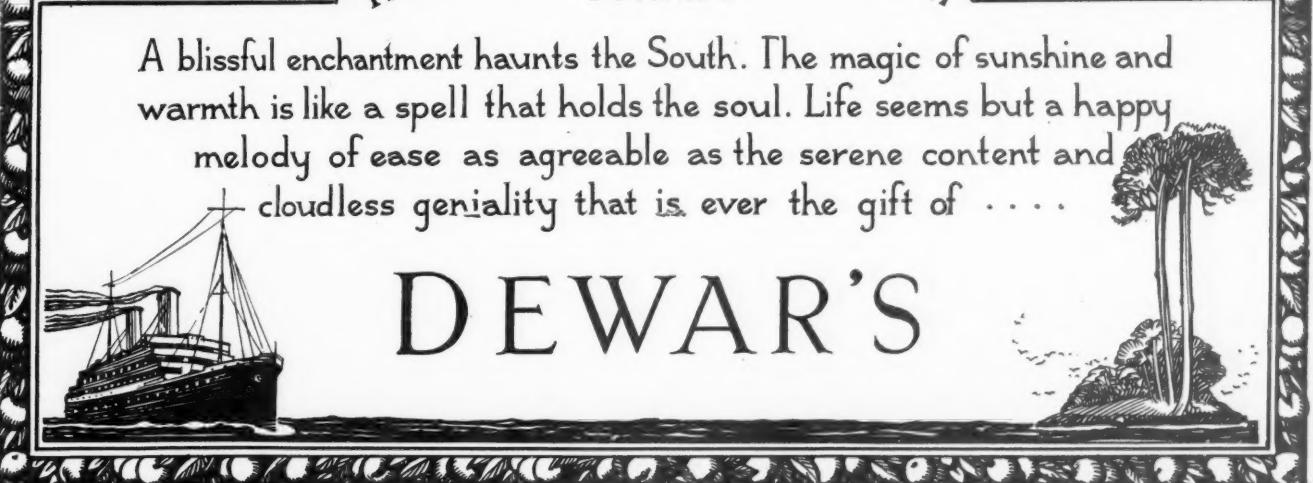
The all-slate cottage at Wembley is of the five-roomed type, with living-room and scullery, and a third room, which may be either parlour or third bedroom, downstairs, and the two main bedrooms upstairs. The contractors who built the Wembley cottage, Messrs. Humphries of Knightsbridge, estimate that groups of twenty-five detached cottages exactly as this model could be erected on a normal site at any place within fifty miles of London for £405 each.

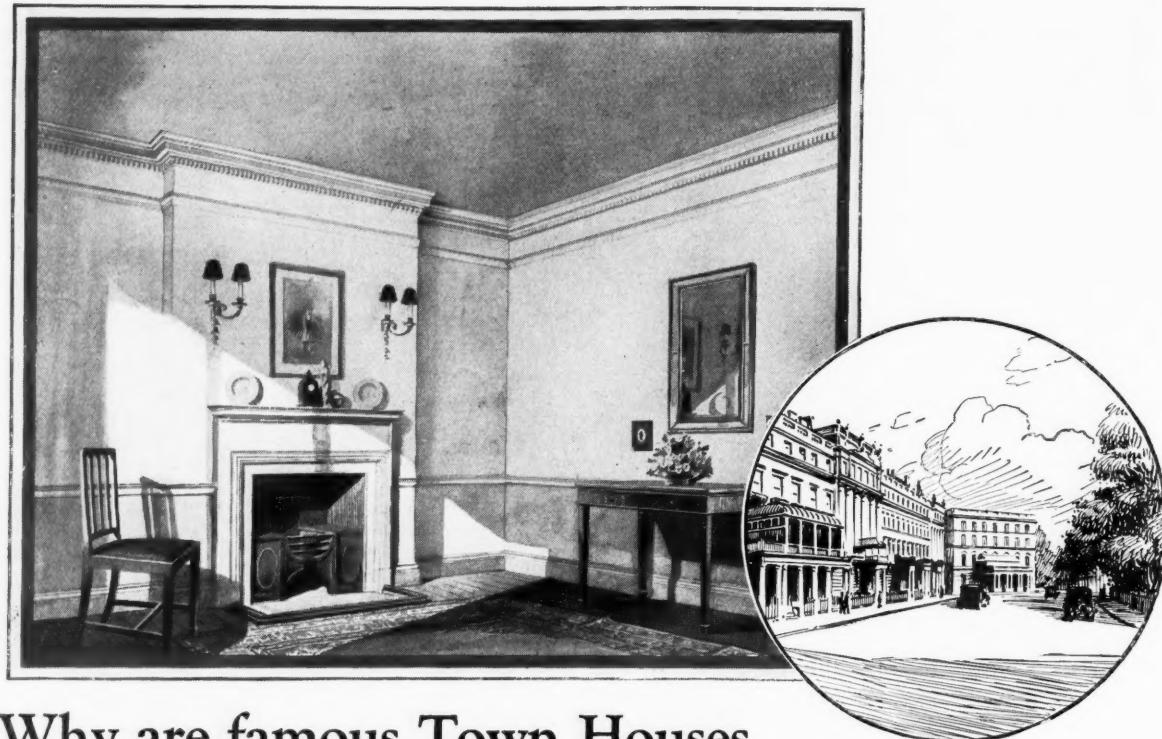


HAROLD NELSON

A blissful enchantment haunts the South. The magic of sunshine and warmth is like a spell that holds the soul. Life seems but a happy melody of ease as agreeable as the serene content and cloudless geniality that is ever the gift of

DEWAR'S





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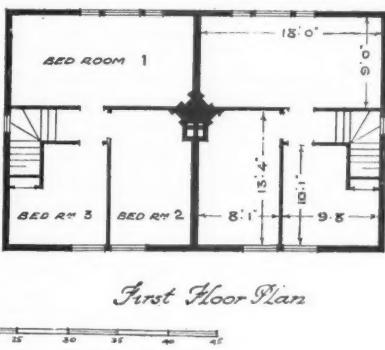
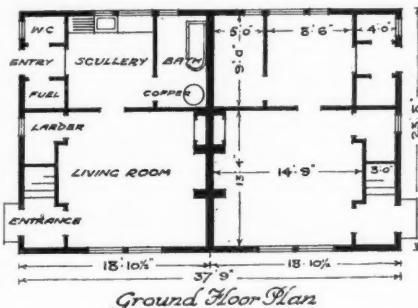
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THE "CENTURY" TIMBER COTTAGE (PLANS BELOW).



The all-slate cottage yields 722 sq. ft., which works out on the £405 basis, at 11s. 2½d. per foot super. Groups of fifty cottages might mean a deduction of £20 per cottage; a difficult site, or building in a place not readily accessible, might easily mean 5 per cent. or 10 per cent. increase on the above figures. Slated cottages built in pairs might represent some reduction on the single type, but the necessary adjustment of the plan would carry with it the need for a dormer window for one of the two upstairs bedrooms, and the saving would therefore be trifling. If built in quantities, with the resultant possibility of standardising lengths of timber, etc., most of the work could be done in the contractors' shops, and the time occupied in erection, after the foundations and plinth were built, would be very small. It may be urged that an all-slate cottage is a little dour in colour, with the walls as well as the roof of grey. As, however, slates take whitewash admirably, there is no difficulty about having the vertical slate-hanging white.

The broad advantage of this type is that there is nothing patent, tricky or novel about the construction. With regard to trades employed, carpenters and joiners represent more than two-thirds of the work, and unskilled labour is about one-eighth, so the call on the plasterer and bricklayer is slight. It is claimed that, whereas the ordinary ratio of cost as between labour and materials is 40 to 60, the all-slate cottage represents only 33 of labour and 67 of materials.

I come now to two sorts of timber houses built by Messrs. Henry Boot and Sons at Wembley, both called "The Century House," but distinguished as "shingle type" and "gunite type." The former is represented by a pair of complete cottages, and very attractive they look. The "gunite type" is shown by a complete wall which fully explains the alternative method. In both cases the bones of the house consist of a stout timber framing. The "shingle type" is covered externally on the lower storey with weather-boarding laid over felt, and above with Canadian cedar shingles. Internally, panelling or a pulp board is used as an alternative to plaster. All timber covered up is treated with Solignum as a security against dry rot, and the external boarding is covered with a fireproofing solution. As to the effectiveness of the latter, a little story is current at the Exhibition. Some of the staff of women cleaners, thrifty souls, carried home for firewood some odd scraps of the fire-proofed weather-boarding which had been thrown on the rubbish heap. They showed some bitterness the next morning, on discovering that their utmost efforts only resulted in a slight charring of the surface, and that even splinters of the wood could not be induced to flame. The roof of the shingled cottage is covered with tiles.

In every respect this seems to be a thoroughly sound house, and should effectually resist the weather for a century. I am personally a little doubtful about the use of Canadian cedar shingles; they give a charming surface, and are in very common use throughout America and Canada, with, so far as I know,

satisfaction. It is, however, possible in our climate of alternating wet and sunshine that some splitting and twisting might take place. This, however, is a small criticism, because the cedar shingles could be replaced by ordinary feather-edged weather-boarding, costing approximately the same and giving an equally attractive appearance.

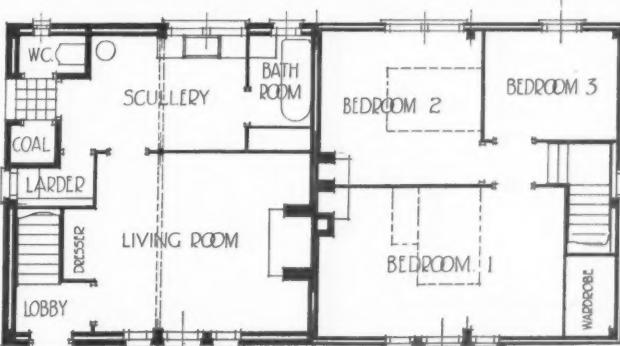
The alternative method of giving a weatherproof skin to "The Century House" is indicated by the name "gunite." The main timber structure of the cottages is first covered with felt. A cement and sand sheath is then applied under powerful pressure with a cement gun, and the plaster skin so formed has a strong steel reinforcement of expanded metal. This treatment is applied from the top of the foundations to the roof level, and the roof covered either with tiles or slates. The speed of constructing either type of house depends, of course, on the number and on the skill in organising the task, but six months should normally be enough to complete a scheme of 100 houses, and the rate of building ought to increase materially for larger schemes. With regard to price, £450 per house may be regarded as a fair average for not less than 100 at a time, built on normal sites, and excluding foundations, fencing and drains. Taking the effective superficial floor area of each cottage as 816 sq. ft., the cost per foot super. works out at a little over 11s.

The main claim for the Dennis-Wild house is that the method of using a skeleton steel framing with patent cradle roof trusses, clothed with normal materials, makes for such improved speed in building that, although the materials themselves are no cheaper, the saving in time and labour results in a very inexpensive house.

In the building of an ordinary brick cottage a considerable amount of time is normally wasted, because men cannot work in the rain. The Dennis-Wild system provides that first of all the steel skeleton is built and the roof forthwith put on. This skeleton is encased as to the lower half of the house with a cavity wall of brickwork and breeze blocks, and as to the upper part with a cavity wall of tile-hanging and breeze blocks. It is claimed that the method ensures a saving of 50 per cent. in total time, and that pairs of houses have been

built in eight and a half days. The bricklayer is not eliminated, but the amount of brickwork needed is only one-quarter of that required for an all-brick house.

The cost of these cottages built in pairs in groups of about 200 at a time, and assuming a normal site, is £870 per pair,



FLOOR AREA 800 SUP FT

SCALE OF FEET

THE DENNIS-WILD COTTAGE.

i.e., £435 per single cottage, inclusive of fences, drains and decorations. The effective floor area of the Wembley house as shown by the accompanying plans is 800 super. ft., and at a cost of £435 per cottage this represents 10s. 10d. per superficial foot of floor. The company does not undertake single houses,

nor even a few pairs. Mass production is necessary to secure the economies offered by the system. It is much to the credit of the Dennis-Wild house that it presents a pleasant and traditional appearance. I shall describe other types at Wembley in another issue.

THE ESTATE MARKET VALUE OF FISHING RIGHTS

EVERYWHERE the keenest possible competition is found for fishing rights. Broadly speaking, it is true of fishing, as of advice and a good many other things, that it is worth what it costs. The stocking and preservation of waters involves a considerable and continuous outlay, and to secure and maintain exclusive rights means that, except with the wealthiest, thoughts must sometimes intrude of a kind unknown to old Izaak Walton, and, as some noble fish flounders on the bank, the lucky fisherman may do a little mental arithmetic as to how much per pound it has cost him. But such a thought would be merely fugitive, and more or less satisfying, for, after all, monetary expenditure in sport is only one element, and an element as fairly to be deemed an expression of the sportsman's power, as, say, the speed and spring of his walk from house to river or lake. Indeed, so many now appreciate good fishing that the financial load can be distributed over enough backs to make it quite tolerable for men of very moderate means. Owners of estates on which is any water capable of development or improvement as fisheries should turn their attention to it as a source of revenue or as a possibility of enhancing the sum realised if the property be sold.

How much a fishing may mean is seen this week, in the case of Gwernyfed Park, where Captain W. D. Hall, M.P., the vendor, has received approximately £5,000 to £6,000 a mile for four miles of salmon fishing in the Wye. The estate of 300 acres, on the border of Hereford and Radnor, is believed to have realised roundly £50,000, so that, giving the fullest credit for the value of the beautifully situated and most excellently equipped stone house and the park and other land, it will be obvious that a very substantial sum must have been paid in respect of the Wye salmon fisheries and the two miles or so of trout fishing in the River Llynfi. Messrs. John D. Wood and Co. were to have offered Gwernyfed Park by auction next week in London.

£700,000 WORTH OF WINNERS.

NEXT Wednesday the famous racing establishment of Park House, Kingsclere, may come under the hammer, or it may not—so many have been the enquiries by would-be buyers. The agents are Messrs. John D. Wood and Co., in conjunction with Messrs. A. W. Neate and Sons. Seven Derby winners were trained at Park House by the late Mr. John Porter, whose races won were stated in a book (issued in 1919) as having exceeded £700,000. The Derby winners were: 1868, Blue Gown; 1882, Shotover; 1883, St. Blaise; 1886, Ormonde; 1890, Sanfoin; 1891, Common; and 1899, Flying Fox, whose picture adorns the front page of the illustrated particulars of the auction. Space does not allow of reiterating the details of the estate which were published in the original announcement of the impending sale, in the Estate Market page of COUNTRY LIFE on May 30th. Besides the 1,060 acres strictly appurtenant to Park House, there is a shooting estate of 3,400 acres, all near Newbury. King Alfred gave Kingsclere to his daughter Ethelgiva, and it was Crown land until the reign of Charles II.

In the year 1867 Sir Joseph Hawley installed John Porter there on about 10 acres, and its importance, with the inclusion of more land, increased throughout John Porter's tenure. We may just mention some of the winners trained there: St. Leger, 6; The Oaks, 3; Two Thousand Guineas, 5; Prince of Wales' Stakes (Ascot), 8; Ascot Cup, 4; Ascot Gold Cup, 3; and Goodwood Cup, 3.

TROUTING IN THE WINDRUSH.

LORD REDESDALE'S Asthall Manor and Swinbrook estate, in the Cotswolds, two and a half miles down-stream from Burford, 2,178 acres, in the valley of the Windrush, will come under the hammer of Messrs. John D. Wood and Co. at the London Mart next Tuesday. Trout fishing in the Windrush, partridge

shooting, and hunting with the Heythrop, are outstanding merits of this property. The figures of the game bags do not include rabbits, which have been kept down. The 170 acres of woodland, largely oak, are fringed by bracken-clad slopes, supplying an abundance of high-flying birds. Three miles of troutting, along both banks of the Windrush, has deep pools and corners where monsters of 4lb. and 5lb. challenge the skill of the fisherman.

Bruton, Roman and Saxon settled on and about Asthall and Akeman Street, made and traversed by the Romans, intersects the estate. The Saxons left a church, where now stands St. Oswald's, at Widford. The Manor House, for sale with 120 or 500 acres, is an E-shaped type of Tudor residence, typical of the Cotswolds with stone mullioned windows and stone roof, and it has had a vast sum lavished upon it, being now of great residential perfection.

To-day, at Gloucester, Owlpen Old Manor House, described in the Estate Market page of COUNTRY LIFE a week ago, and in a special illustrated article (Vol. xx, page 486), will be offered by Messrs. Bruton, Knowles and Co.

COPGROVE HALL TO LET.

ADMIRAL SIR FRANCIS BRIDGEMAN, G.C.B., G.C.V.O., has instructed Messrs. Knight, Frank and Rutley to let, from October to May, Copgrove Hall, near Harrogate. It is a stone mansion, with shooting over 2,600 acres.

Copgrove Hall, of which interior and exterior views were given in the Supplement to COUNTRY LIFE last week (page vi), occupies an elevated site in a park of 120 acres, and the garden and grounds extend to 17½ acres. There is a lake of 6 acres, and a trout stream winds for three miles through the estate. Hunting can be had with the York and Ainsty, Bramham Moor and Bedale.

Kennet House, Harrow, with 22 acres, and land in Stoneyfields, Edgware, the latter over £500 an acre, are among the concluded sales this week by Messrs. Knight, Frank and Rutley, who are, jointly with Messrs. Hamnett, Raffety and Co., and Messrs. Buckland and Sons, to sell, in September, the remaining portions of Hedsor House estate, Bourne End, including the mansion and 150 acres, comprising admirable sites.

Messrs. Knight, Frank and Rutley have been instructed to offer agricultural properties at Kirk Langley and Dalbury Lees, Derbyshire, about 406 acres.

Widmore House, Halstead, Sevenoaks, an old-fashioned house with 14 acres, is to be offered by Messrs. Knight, Frank and Rutley, in September.

The freeholds, Nos. 105 and 107, Holland Road, Kensington, will be offered by Messrs. Knight, Frank and Rutley in September. The direct Westminster lease of No. 5, Wilton Crescent, has been sold by the firm, who have also sold No. 8, Kinnerton Street, Belgravia; and The Towers, Heybridge, Essex, for many years the home of Mr. E. Bentall.

Longshaw Lodge, Derbyshire, with approximately 11,450 acres, which is to be sold by Messrs. Knight, Frank and Rutley, is one of the best moors in the county, for years shot over by successive Dukes of Rutland. The sporting rights extend over a further 2,227 acres.

MRS. CHARLES HUNTER'S COLLECTION. THE dispersal of Mrs. Charles Hunter's collection of English and Continental furniture and the library at Hill Hall, near Epping, consequent on the sale of the property, will be held on the premises by Messrs. Knight, Frank and Rutley, commencing next Wednesday. The catalogue comprises specimens of Italian, French and English furniture of the seventeenth and eighteenth centuries, including a Charles II infant's chair, a three-tier court cupboard, dated 1662; James II lover's seat, in contemporary needlework; examples of the Empire and Directoire periods; a Kang-Hsi coromandel twelve-leaf screen; a seventeenth century Italian needlework panel,

13ft. 6ins. by 12ft.; Louis Seize bureaux, Spanish chests, old Venetian specimens, a finely decorated Italian room in its entirety, Jacobean, Adam and Sheraton pieces, a pair of old Italian commode chests, a seventeenth century Chinese marble figure of Kwan-Yin the marble bust of Mrs. Hunter, by Rodin, recently exhibited at the Tate Gallery, a portrait by Augustus John, two portraits by Mancini, works by Zais, Steer and Sir William Eden and 3,000 volumes.

A CHARNWOOD FOREST SEAT.

BRADGATE HALL, with the ruins of the birthplace of Lady Jane Grey, are expressly excepted from the forthcoming sale—to be held by Messrs. Hampton and Sons, in conjunction with Messrs. Warner, Sheppard and Wade, by order of Mrs. Grey—of the Bradgate estate, on the borders of Charnwood Forest, Leicestershire. The domain of 6,000 acres comprises 1,800 acres of woods, four miles from Leicester, three villages, granite quarries, and much good agricultural land in holdings of various sizes. The birthplace of Lady Jane Grey, already mentioned, suffered many vicissitudes, including capture by the Royalists in 1642, and it eventually fell into decay after a fire. The break-up of the portions of the estate now to be sold will give an opportunity to the people of Leicester to acquire pleasantly placed lots.

Chilton House, two miles from Wotton Station and six from Thame, is to be let furnished for the hunting season, by Messrs. Lofts and Warner. It is convenient for the meets of the Bicester and South Oxon, and there is shooting over 3,500 acres.

Shrubs Hill, Lyndhurst, a residence in the heart of the New Forest, withdrawn at auction by Messrs. Fox and Sons on May 26th, has been sold. Until recently and for many years, the property of the family of the late Admiral Aitchison, it is an old-fashioned creeper-clad residence in grounds of 13 acres.

Messrs. James Styles and Whitlock, in conjunction with Messrs. Winterton and Sons, offered, at Birmingham, remaining portions of the Middleton estate, between Birmingham and Tamworth, with the result that Hunt Green Farm, 161 acres; Ashend Farm, 48 acres; Hill Farm, 267 acres; and a small holding of 27 acres, were sold for £13,000. The estate has so far realised nearly £100,000.

The "House by the Lake," Dormans Park, Surrey, with 19 acres on the famous Dormans Park Lake, has been sold privately by Messrs. Ewart, Wells and Co., and will not be offered by public auction. The price was £4,400.

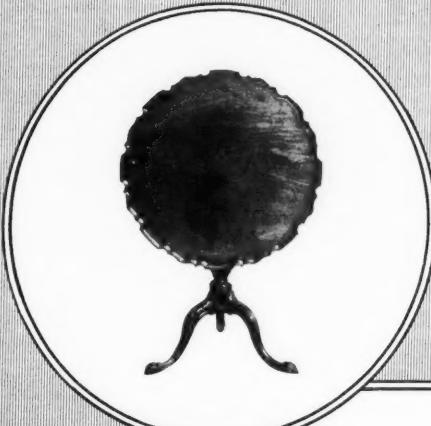
Hampstead property is very saleable, and Messrs. Hampton and Sons, from their Heath Street office, report sales for the week to the value of £21,500. The chief item was St. Margaret's, West Heath Road, with 3 acres, "a direct result of auction methods," they say, "and a significant commentary on the fact that publicity pays."

Dinbren Hall estate, Llangollen, is for sale in lots, by Messrs. Clark and Manfield, next month. The estate extends to 837 acres. The house known as Plas Dinbren is small, but has large rooms, and it will be sold with 23 acres.

Messrs. Norfolk and Prior announce the disposal of Wainil Hall, Mildenhall, 20 acres, and including a sixteenth century manor house in perfect preservation, entered through an original forecourt; also The Dormy House, Worcester Park, and 2½ acres.

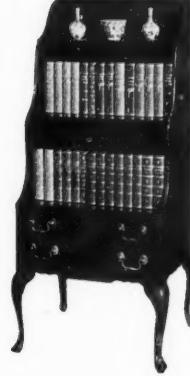
MAYFAIR MANSIONS SOLD.

EARL BEATTY has bought the long lease of No. 17, Grosvenor Square, from Sir E. Mackay Edgar, Bart., a house on the north side of the Square, with some of the finest reception rooms in London. The sale was carried out by Messrs. John D. Wood and Co., as was that of No. 11, Grosvenor Square, to Sir Robert Kindersley. ARBITER.



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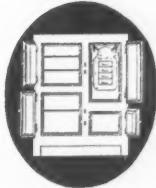
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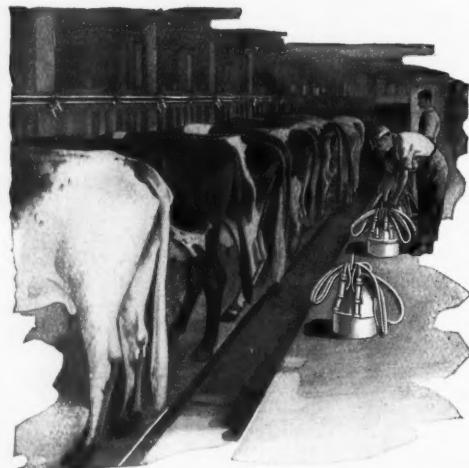
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THE "ECLIPSE" MEETING AT SANDOWN PARK

NOTES ON THE OUTSTANDING CANDIDATES.

I SEEM to remember writing in these columns in the spring of the great probability that Lord Astor would win still another Eclipse Stakes at Sandown Park, making his fifth win since the war. He may yet win the race which will be decided almost as these lines appear in print, but probability has faded to possibility.

At that time Lord Astor still had six representatives in the race. They were the four year olds Bright Knight, St. Germans and Black Sheep, and the three year olds Cross Bow, Saucy Sue and Mystical. The difference, now that summer has come, bringing with it the moment for the race to take place, is that Bright Knight has finished his racing career, having, I believe, been already sent to the stud. St. Germans did win the Coronation Cup at Epsom, but his failures for the Ascot Gold Cup and the Princess of Wales' Stakes at Newmarket have shown that the horse has probably seen his best day. At least we are not likely to see him out to-day.

Black Sheep is just a useful handicapper, certainly no better than that. Mystical is a beautifully bred bay filly by Gainsborough from that foundation mare of Lord Astor's stud—Maid of the Mist. Mystical may some day be worthy of her breeding, but at least she will not be asked to win this big affair. Saucy Sue was to have brought home the stake, and who can doubt that she would have failed to do so? Then the blow fell just as in the spring it hammered on Mr. A. R. Cox as the owner of Picaroon. It may seem shocking enough to find a ten thousand pound stake practically taken away from you just because your champion chooses that moment to contract that devastating stable ill known as "heel bug." Yet the case of Mr. Cox and Picaroon is rather worse. Picaroon was never allowed a chance to gain classic honours. Even if she never runs again, Saucy Sue does rank as the winner of the Oaks and the One Thousand Guineas, each victory gained in truly brilliant fashion. Then, too, if the attack be not a severe one, chances for the St. Leger are not necessarily jeopardised.

So we find that of Lord Astor's six only one remains—Cross Bow—and he is far from being a satisfactory individual. It reads like the story of the ten little nigger boys, and from having those once brilliant prospects Lord Astor's chance has receded into the background. Of course, Cross Bow may still be good enough. After all, his owner's luck in this race has been extraordinarily good these last six years, notwithstanding that Tamar was beaten a head by Golden Myth. Buchan was twice a hero, and even when Bold and Bad let his owner down the stable companion Saltash was there to come to the rescue. Craig an Eran missed Derby honours, but an Eclipse Stakes was not such a bad solatium. Therefore, although Cross Bow may not appeal on his most recent performances in public, it might be inadvisable altogether to ignore his existence.

ZAMBO'S CANDIDATURE.

The talk, as I write, is very much in favour of the Aga Khan's three year old Zambo, so much so that he is not unlikely to start favourite. If that be so, then Cross Bow will be comparatively out in the cold. It is just as well to remember, therefore, that these two met at Ascot for the St. James's Palace Stakes. The weights were level, and Zambo won by a head. They now meet at 3lb. in favour of Cross Bow, who, if he should not beat Zambo by a head, should at least dead-heat with him. What, I imagine, the critics of Cross Bow take exception to is his defeat after Ascot for the North Derby at Newcastle. Perhaps he was stale after his hard race at Ascot, or he may not like to have the ground as hard as it has been for a long time past. In any case it seems to me worth while to throw out a warning against taking him too cheaply for Friday's race.

Alec Taylor also has others in the race. For instance, Leonardo and Caravel might run for Mr. A. R. Cox, but while, in my opinion, the course of a mile and a quarter would not be far enough for the one, it might be too far for the other. It may be significant of the hopes entertained where Zambo is concerned that Salmon Trout and Ayaz in the same ownership have been scratched, leaving in only the four year old Diophon to accompany Zambo to the post. The older horse must shoulder 9st. 10lb., which is also the weight of Polyphontes and of Tom Pinch, should the latter be sent to the post.

In my opinion Diophon is probably 10lb. better over and above ordinary improvement with age than he was last year. He impressed me immensely when he put up that very fine show against Caravel at Ascot. It will be recalled that Caravel, receiving 10lb., only won by a head. He has to give the same weight to Caravel now. Both are doubtful stayers at the distance of this race, and on the face of it the issue as between the two would be open to doubt. If I have a preference for Diophon it is because I think he gets a longer course now that he is back to the form which permitted him to be about the best of his year as a two year old and afterwards to win the Two Thousand Guineas. Whether he can give 12lb. and a beating to his stable companion the three year old Zambo is another matter. Their trainer may have some notion; the outsider can only guess, and my calculations are such that, much as I admire Zambo, it would be unwise not to save on the older horse.

I think, for instance, Diophon has a fine chance of beating Polyphontes, though this is not a view which I expect to be held generally. I find there are plenty of believers, now that Saucy Sue has "gone," that Polyphontes has an excellent chance of winning the race for the second year. I make out Polyphontes to be about 12lb. in front of Cockpit, perhaps not as much. That calculation does not give Mr. S. B. Joel's horse an outstanding chance of beating Diophon at level weights to-day. Such as Joy Rider or Tissaphernes, and possibly Sparus, may assist in making up the field, but all my ideas point to the race being won for the Aga Khan by one of his pair, possibly the younger horse. I take it there will be no question of making a declaration to win as between these two. Each, therefore, will be running strictly on its merits.

On the following day we have the race for the National Breeders' Produce Stakes, which was won so luckily a year ago by Garden of Allah. She just beat Bucellas after that colt had lost a lot of ground at the start. Then, third, was the one destined to take rank as the Derby winner. It was the occasion of Manna's debut in public, and after swerving from sheer inexperience of racing, he, too, can be said to have been unluckily beaten. Surely Garden of Allah was quite the luckiest winner that caught the judge's eye last year.

THE DERBY WINNER OF 1926.

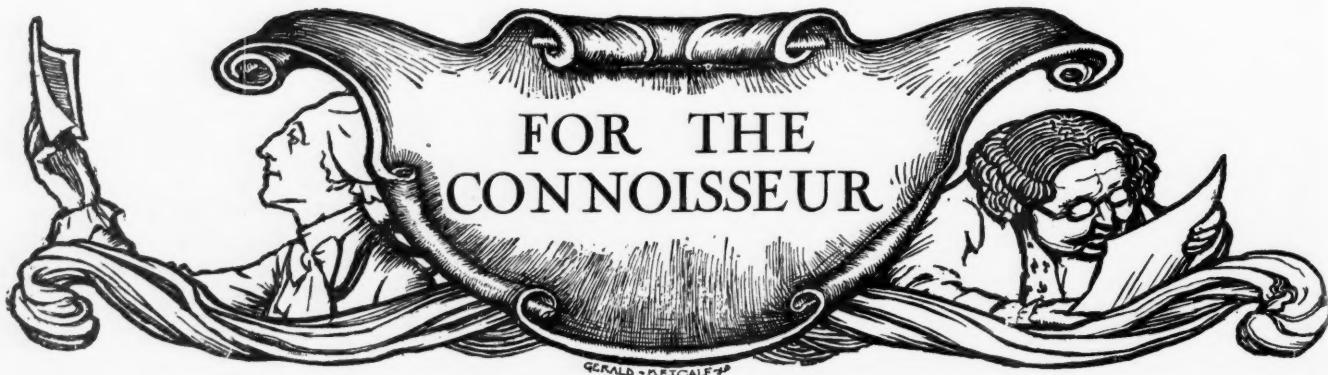
One or two owners, who are concerned this week-end, may be hoping that the Derby winner of 1926 will also be seen out for the race now. That will certainly be true of Lord Derby should he decide to let Colorado take his chance, and of the very facile winner (Apple Sammy) of the July Stakes at the First July Meeting. Apple Sammy has a very excellent chance of doing for Mr. Hornung what Bucellas only just failed to do a year ago. There is this difference, however; Bucellas had no penalty to carry; Apple Sammy must put up the extreme penalty, which is also true of his rival, Colorado, who won the Coventry Stakes at Ascot. We know now that at Ascot Colorado had behind him two very unlucky horses in Apple Sammy and Swift and Sure. Neither got away on anything like the same terms as Colorado. It may or may not have made all the difference. Lord Astor can run either Booklet or Wraf, possibly, of course, both, though the former may have been seen out earlier in the week at Newmarket.

Lord D'Abernon could be represented by Donnina, a daughter of Grand Parade and the lately deceased mare, Donnetta. Donnina is going to win before long. Colorado and Apple Sammy must each give her 15lb. It is a lot of weight. Keep this one, therefore, in your mind, especially should Colorado be an absentee. Colonel Giles Loder might rely on Sweet Cicely, though the Ascot form may be misleading as it has been found to be in so many other instances. Lord Glanely could produce the chestnut colt by Gay Crusader from Love in Idleness, the first of the produce of that famous little race mare; and if Lord Woolavington, who a few seasons ago won the race with Town Guard, chooses to be represented now, it would doubtless be with the good looking Legionnaire, by Phalaris from Spean Bridge, and an own brother to Knockando, who only just missed winning the Two Thousand Guineas of his year. I think on the whole that Apple Sammy is most likely to win, but I would be much afraid of Donnina.

The racing of last week was more or less of a minor character, though there were one or two exceptions. At the Bibury Club's three day fixture at Salisbury the Vicomte de Fontarce's filly, Jean Pierney, rather destroyed the idea first formed at Ascot, that she might be a smart one. She was very confidently expected to win the Champagne Stakes, a title which should not be confused with that far more important Champagne Stakes decided at Doncaster. Jane Pierney ran so feebly as to suggest that she has little or no heart for racing, and I must say that though she is tall, she has not done well since Ascot. She is narrow, light, and altogether a big disappointment. They were a poor lot of horses that competed for the Bibury Cup race. Despote, a French bred horse by Sardanapale, the Grand Prix winner of 1914, is no more than that, just useful. This is the horse that won this Cup from some very moderate ones.

They had a capital meeting at Pontefract, where the organisation and general arrangements, I am told, are particularly well done. Some day I shall hope to look in there, but the trouble is that fixtures at Pontefract invariably clash with meetings of some importance in the south. It was at Lingfield Park that I saw Hussein put up a singularly smooth performance for the Lingfield Park Plate, which, incidentally, credited his owner, Lady Penrhyn, with a stake of the value of £840. This three year old steadily improves. The Foal Plate for two year olds brought out some yearlings that had cost big sums at auction, including Damozel, Sir Charles Hyde's chestnut filly by Swynford from Rectify, for which he gave 5,500 guineas at auction and later asked readers of COUNTRY LIFE to suggest a name for her. She failed now, but she is a big and imposing filly and wants still much more time before she can possibly be at her best. This race was won for Mr. J. B. Joel by Seafire, a good looking colt by Thunderer from Beguine.

PHILIPPOS.



THE SARGENT SALE

HERE are few better opportunities of studying an artist in his most personal, most intimate aspects than at the sale which usually follows his death. It may not, at first sight, appear to be very fair to rake up the works he obviously did not intend for exhibition and to re-cast one's opinion of his artistic importance on the strength of these, but it must be born in mind that an artist is not always the best judge of his own work, that he may have kept certain things back because he did not think the world ripe to appreciate them, or finally, in the case of a prosperous artist, simply because he himself valued them so highly that he did not wish to part with them. And, above all, there is the old truth, especially applicable to a painter of more or less impressionistic tendencies, that the first sketch often has more in it than the finished picture. Considerations such as these naturally arouse one's curiosity at the prospect of the sale, to be held at Messrs. Christie's on Friday, July 24th, and Monday, July 27th, of pictures and drawings found at the house and the studio of the late John Singer Sargent. Not everything is included in the sale, his relations having kept a certain number of works, but, broadly speaking, the collection at Christie's (of which an illustrated catalogue has been issued) may be taken



MONT CERVIN: ALPS (12ins. by 18ins.)

as fairly representative of him both as an artist and as a collector. As might be expected, in the case of one who enjoyed such unbounded popularity as a portrait painter that he was finally obliged to cease accepting commissions in order to enjoy some leisure towards the end of his career, there is not a single finished portrait in the collection. Studies there are as for instance,



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COUNTRY LIFE.

iii.

the interesting series of heads for the picture "Some General Officers of the Great War," which is now in the National Portrait Gallery, as well as a few others of his friends and fellow artists. But the one genuinely outstanding thing in this group is the sketch for the portrait of Mme. Gautreau (Lot 79). This shows up Sargent to better advantage than any of his well-known Academy portraits, almost better than any of his works in the National Gallery. It is entirely unfinished (the finished version is in the Metropolitan Museum, New York), yet, perhaps, partly because of this, it has a brilliant fascination that so few of his works possess. The background is filled in only immediately round the figure, the bottom of the dress and the table she is leaning on are barely indicated, but the bust of the lady is modelled with admirable firmness and the profile and arms are drawn with a purity of line, rare in the work of Sargent. It is the absolute directness of handling that makes it so very much more pleasing than some of his more finished works.

The remainder of the works at the sale may be best described as travel notes, consisting of many masterly studies of architecture. Especially to be noted are Lots 102, "The Entrance to Ste. Maria della Salute, Venice" (which we reproduce); 128, "The Church of the Gesuiti, Venice"; and the admirable sunlit perspective, 108, "A Study of Architecture, Florence." On the whole it may be observed that Sargent paints architecture merely as a receptacle for light and colour, enjoying the rich tone values, the masses of light and shade, but never insisting on the precise, if necessary, even ruled line, which gives such a sober structural quality to the works of Canaletto. A number of landscapes, sometimes with groups of figures, show the extent of his travels and his continual observation and industry. Impressions they all are, taking Nature exactly as he finds her, never selecting, never arranging, but putting down facts with amazing dexterity, and through his very skill forcing upon his work a certain amount of pictorial unity.

Interesting, also, are his copies of Old Masters, showing as they do, his artistic descent and the inclination of his taste. Valazquez and Hals appear to have exercised a stronger hold over him than any other.

A large number of lots, for the second day's sale, are devoted to preliminary sketches and studies for the decoration of Boston Library, Sargent's most important performance on a monumental scale; but it is, perhaps, in his water-colours, which open the sale on the 24th, that we find, on the whole, the highest level of achievement. Sargent's water-colours are by no means universally admired and their intense colour hardly agrees with the modern idea of water-colour "drawing," with but a wash of tone. They are, perhaps among the most highly coloured water-colours ever produced, yet the colour carries off its effect brilliantly, owing to the breadth with which it is laid on. Besides the glittering Venetian scenes, it is refreshing to hit on the austere grandeur of "Ironbound, Maine, U.S.A., 1922" (Lot 56), with its far more reserved colour and its immense suggestion of the vastness and infinity of geological formation.

The sale will close with the works by other artists which were in the possession of Sargent, including a series of drawings by Brabazon, Alfred Parsons, Regnault, and others, and a few pictures by Old Masters and contemporaries, of which the two lots by Claude Monet (Lots 302 and 303) are much the most important. M. CHAMOT.



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HORSES AT PALMA, MAJORCA (20½ins. by 27½ins.).

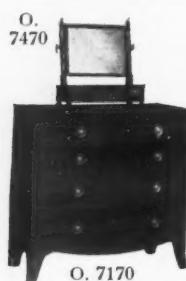


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A CARVED AND PAINTED CHIMNEYPIECE

THE chimneypiece has been a centre of interest in the room since the early Renaissance, and on the upper stage of the two-storeyed chimneypieces are sometimes found, besides the owner's arms, the sum of his experiences distilled in some wise saw recorded upon its surface, or some significant sculptured story from mythology or the Old Testament, such as the story of Job, or the Parable of the Wise and Foolish Virgins. In the upper stage of a chimneypiece at Messrs. Hotspur's, of Buckingham Palace Road, besides the shields of arms within the three panels, there are four interesting emblematic figures, representing the four ages of man and also the four seasons of the year; and in order that neither aspect of the emblems should be lost, they are carefully titled above and below. In the centre panel is the coat of the family of Babington—argent, ten torteaux, four, three, two, one, and in chief, a label of three points azure, with, above, the dragon-head crest between two dragon wings and mantling. In the motto, *Foy est tout, l'est* is by an obvious error given as *et*. In the left panel is the arms of the See of Lichfield, enclosed in an elaborate rolled and cut strapwork cartouche enlivened with three cherub heads; in the right panel is the arms of Head or Hedd. In the first style on the left, a youth is painted with a falcon on his wrist, the word *Ver* (spring) in a scroll in contemporary script. Below the mantel mould is the later addition of Pubertas (youth). In the next style is a muscular and bearded man, entitled *Aestas* (summer), while on the succeeding style is autumn, clothed in a long classic garment, and bearing a cornucopia. In the last of the series, *Hiems* (winter), in fur-trimmed cap and gown, is warming his hands by a brazier. Below is the word *Senectus* (old age). In the oblong panels above this decoration are painted these cryptic reflections, *Non est qui non fuit, non erit qui non fuit. Fiat quod non est. Qui est et fuit semper erit.* The elaboration of the cartouches, and the symbolism would date this decoration in the reign of James I when some ambitious decorative work was attempted in English houses, perhaps by foreign painters residents in London who had to pay fines for practising their art without being free of the Painter Stainers' Company. This portion of a chimneypiece was found in the Yeomanry House, Lichfield, and its ownership is attested not only by the arms of Babington, but by name, Zachary Babington, which is inscribed upon it. This Zachary Babington of Packington, in Staffordshire, was Chancellor of the Diocese of Lichfield in 1580—hence the arms of the See—and died about 1614, aged seventy years.

and about the neck and waist hang the usual jewelled ornaments of a Bodhisat. Upon three sides of the base is a Chinese inscription, which is dated (717 A.D.), and the dedication, which (translated) reads, "Reverently made for the King of the Country and given by the Emperor." The attitude suggests that it was the right-hand figure of an Omi-to-Fu triad. In the same sale is an interesting collection of ancient glass, mainly Roman. Among the objects in it are a rare oviform jar of pale amber glass, with wide, sloping mouth, and moulded with mulberry knobs all over the body; and an amphoraic vase with two handles of pale yellow glass, moulded with fluted shoulders and base, and decorated with a band of scrolls round the centre.

Among the bronze objects is a fine Roman jug and basin, well patinated, which was found among other Roman remains at Millingen, near Nymegen in Holland, not long before the European war. When disinterred, the jug was found standing in the basin, and there therefore seems to be no doubt that they were made for use as a toilet set. The jug, which has a trifoliated mouth, short neck and globular body, is plain except at the base, which is ornamented with circles; the serpentine handle is detached from the body. The basin is also plain, except for a similar ornament of circles on the base. In the museum at Nymegen are many objects from the same find.

CHINESE SCULPTURE, CERAMICS AND PAINTING.

In the Chinese sculpture exhibited at Messrs. Yamanaka's, at Old Bond Street, there is a collection of heads from rock temples, and tall wooden figures which are treated with greater freedom. Among these, Kuan Yin, standing, and wearing a diadem and necklace of jewels, with the robes touched with colour and traces of gilding, and the standing figure of a Bodhisatva, wearing a long scarf draped in three successive curves over the dhoti, are admirably carved. Among the paintings there are an interesting three-quarter length portrait on silk of a Chinese poet, his hands folded under his robe, the outlines of the face painted in flesh colour, a significant piece of portraiture, and the Tartar Horseman, armed with bow and arrows, going out hunting. Noteworthy, also, is the "Important and historic scroll" by Yen Li-pen, showing Confucius with two pupils, which formerly belonged to the famous Chien Lung treasures. Among earthenware of the Tang dynasty is a pair of finely modelled Bactrian camels of exceptional size, one bearing saddle-bags in the form of masks, and on the other side a pilgrim bottle and Kuan Yin flask; while the other bears a rider with peaked cap, who is threatening the animal with his clenched fist. The figures are splashed with yellowish brown and green; at the head of each stands a man on foot, in the attitude of holding the camel's reins. There is also a model of a buffalo-drawn chariot, the body of the carriage of clay, the axle, frame and shafts of wood, with the buffalo. The exhibition is wide in scope, illustrating as it does pre-Tang periods to the sixteenth century, and is of interest to students of ancient Chinese art.

J. DE SERRE.

A CHINESE VOTIVE STELE; ROMAN GLASS AND BRONZES.

An ancient Chinese votive stele, of marble, carved in three-quarter relief with the figure of Shichi, is to be sold at Messrs. Sotheby's on Thursday, July 23rd. The calm figure of Bodhisatva stands with his right foot upon a lotus flower, the left foot resting upon a smaller lotus at a higher elevation, so that the knee is raised. The left hand rests upon the knee, the right is raised in blessing; around the head is a nimbus engraved with flames,



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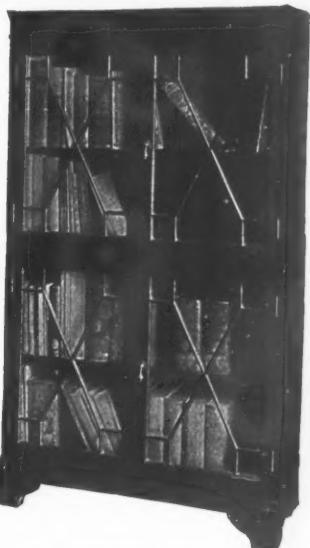


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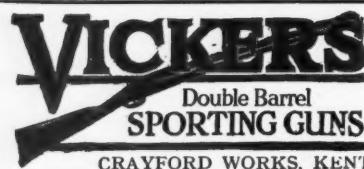
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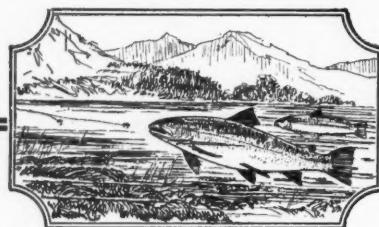
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THE PARTRIDGE AT HOME

ON COURTING AND SUCH THINGS.

IT must be assumed that five members of the same brood of partridges have survived the ordeal of a shooting season, and that, in the wisdom of Providence, the parents are not among such survivors. And it must also be assumed that two of such survivors are hens.

If the winter has been mild, towards the end of January the two surviving hens will assume more than a platonic affection towards two of the surviving cocks, and will fly and feed with them. This state of things is carried on until middle March, when the real betrothal takes place. The odd cock or hen (as the case may be) of the original five survivors has to spend his or her time in securing a mate, in the person of a stray bird that has been unmated from some other brood of partridges. In this way a new and, it may be, a more healthy strain of partridges will be introduced into the district. It is the subsequent destiny of the odd two stray birds and their offspring that we shall follow.

The cock has to go through a trying time from his lady love. He has to be in constant attendance upon her, and is expected, when on foot or on wing, to find food products or places liable to contain them for the refection of his lady, and to assist in the toileting and combing down of her plumage at certain times of the day.

When on the wing together, the hen takes the lead and directs the line of flight, the cock being close behind, ready to detect danger ahead and call off the lady and direct her attention to places of safety. It may be that the near presence of a hawk is detected, whereupon the cock utters a screech to his lady and directs her to the nearest rough cover or ditch for safe hiding, making a great splutter and bumping up and down himself to attract the attention of the hawk until the lady is safely hidden, and then he suddenly disappears a little in advance of where the hen is hidden.

It sometimes happens that they alight in some sheltered spot, part of which is more favourable for catching the sunshine or protection from the wind, and the cock has secured this for himself. Not so! My lady rushes at the cock and turns him out and possesses herself of the favoured spot. At feeding time she appropriates to herself all the tit-bits, even when found at the tip of the cock's bill.

ON NESTING.

In April, with an eye to the future (like the immortal Sairey Gamp), many days are spent by "the two" in searching for the exact spot for their connubial nursery. This is a troublesome business, liable to be upset by circumstances beyond control. Other partridges, that have chosen a spot for similar purposes close by, may object so persistently that a further search has to be made. A lump of greasy soil may be hurled upon the selected site by some of mankind in the interests of agriculture; or mankind, with a spade or fork, uproots and carries away the very site itself. Maybe an ardent terrier, on the hunt for "varmint," may get wind of the site of the nest and wreck it with acts of cruel and callous violence.

All these things are very trying to the patience and endurance of the two would-be progenitors of a new brood of partridges. But after many disappointments the site is settled, taken possession of and maintained, after many battles royal, with feathers flying, against intruders.

And "Parson Rook" has appeared with spectacles and bands,

And tied "the knot" with his bill and the crossing of their hands.

And now the work of constructing the nest proceeds. It is not much of a business, scraping out a hollow and adjusting it in such a form as the hen deems proper. Sometimes the cock is desirous of taking part in this ceremonial, but is huffed off by the hen, as though he knew nothing about it. Then sundry grassy bands have to be braided together to form a sort of rim to the nest, and it takes a great deal of time to get this accomplished to the wishes of the hen. A certain quantity of dead leaves and loose material must be put inside the rim of matted grass, ready for use as "coverage" for the nest during the absence of the parent birds during their meal times.

When this is all accomplished, somewhere about the early part of May, the laying of eggs begins, and is continued day by day under the careful surveillance of the cock, until the full number of eggs, according to the ideas of the hen, has been attained. Soon after each egg is laid the hen comes off the nest and, with the assistance of the cock, covers up the eggs and nest with the dead leaves and loose material at hand, and then away go the two for their principal meal of each day.

ON SETTING, HATCHING AND EARLY LIFE.

A great deal depends upon the time selected by the hen for leaving the nest during the production of her eggs, for that time is (more or less) rigidly kept to day by day, and the cock is well aware of it also, and a half-hour or so before that time goes off by himself to hunt for what will form the daily meal of the hen when she leaves the nest. It may be a trail of seeds, larvæ or pupæ turned up by the plough or harrow; or an ant-hill, which he proceeds to break down and scrap open with his beak and claws, and then returns to the nest to await such time as the hen leaves.

When she does so, the cock leads her to the place where the meal will be found; and then, when both have fed, the flight is continued to the most convenient water supply. After a little kicking about and dusting, a return is made to the nest (the hen leading), and the hen then resumes her sitting, the cock being in strict attendance. After a time the cock will now and then take a short run or flight on his own account, and then return to the nest.

Each day the hen leaves the nest at about the same time in the forenoon for her meal. It may be, as a rule, between 10 a.m. and 1 p.m., but occasionally later, and the reason for this is simple enough. On the day when the hatching takes place the hen will leave the nest slightly earlier than usual, if at all, and will only be absent about eight or ten minutes; soon after her return the chicks will begin to hatch out.

The earlier she leaves in the day, so much the more time there is to get the chicks all hatched off and dried and moved off to their first night nursery, not far from the neighbourhood of the nest itself. I know of one instance where a hen left her nest for food at 2.15 p.m. and was not completed until the evening. And next morning it was found that the completion of the hatching had been so late that the nest itself had become the night nursery, and was in a sorry mess. Many of the chicks had become messed up with the shells and débris, and, apparently, only five had got away safely out of the fourteen that had been hatched.

HAROLD ARCHER.

(To be continued.)

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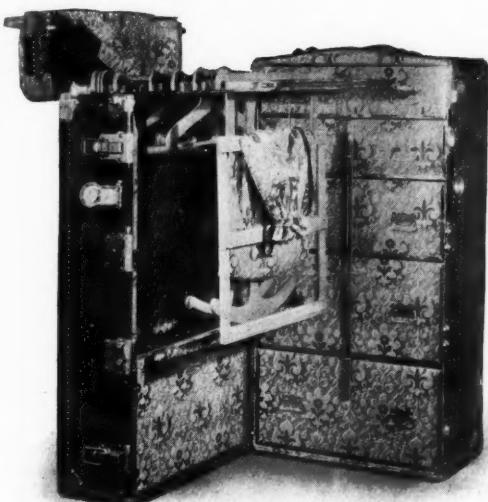
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MESSRS. BLAND'S NEW WILDFOWLING 12-BORE.

EVER since Dr. Charles Heath, president of the Wildfowlers' Association, invented his now famous chamberless gun, gunmakers have devoted more attention to long-chambered twelves. One of the most recent models now on the market is a new heavy hammerless 12-bore built by that old-established firm, Messrs. Thomas Bland and Sons. The King William Street firm is world-famous for wildfowling guns, both shoulder and punt, and its new model quite admirably upholds the standard.

Briefly summarised, the specifications of the gun we tested were as follows: Weight, 9lb. 5 oz.; barrels 32ins., right modified and left full choke, sunken rib, cross bolt action, lumps forged solid with the barrels. The gun is chambered for either brass or paper cases of any length from 2½ins. to 3ins.

We tested it with 2½in. paper cases loaded with a 33gr. powder and 1 1-16 oz. No. 5 shot. We also gave it an exhaustive test with 3in. brass cases loaded with 5½dbs. of black powder and 1 ¾ oz. of No. 5 shot.

The latter load and case gave an excellent average 80 per cent. pattern at 40yds. and an average of well over 60 per cent. at 60yds. Excellent results were also had with a charge of 5½dbs. and 1 ¾ oz. of No. 1. A rook was killed stone dead at 102yds.

The patterns obtained with the short paper case, although adequate, were, as might be expected, not at all up to game gun standards. The average number of pellets of No. 5 in a circle at 40yds. was 92. The pattern was, however, well distributed with only occasional patchiness.

We have only one criticism to make of this gun. The first is that, in our own opinion, the day has gone by when barrels longer than 30ins. are of practical use for firing heavy 12-bore charges. We do not believe that the extra 2ins. makes an atom of difference beyond adding to an already considerable weight. Personally, we believe that just as excellent patterns and penetration would be got out of 28in. barrels, while balance, handling and weight would all be materially improved thereby. Dr. Heath does extraordinary work with 25in. and 27in. barrels firing 2 oz. of shot. This, however, does not mean that the balance of the weapon we tried was at all faulty, for, in point of fact, the weight was so well distributed that the gun handled as though it was much lighter. Messrs. Bland are, however, perfectly willing to make the model with 28in. barrels, or, indeed, any length to suit their customers' requirements.

Generally considered, this gun is a soundly constructed, hard-shooting weapon, suitable for all-round wildfowling, excellent for Colonial work and quite remarkable value at 30 guineas.

WEST COUNTRY GAME PROSPECTS.

MORE pheasants will be found in the woods during the coming season than at any time since 1914, as more rearing has been done and the chicks hatched out well. Insect food has been and still is, abundant.

Gapes have, as usual, claimed some victims and caused anxiety in the rearing field, but on the whole the chicks look well. The earliest of the hand-reared birds are about the same size as the wild broods, although not quite so active, which perhaps is only natural. Vermin is nothing like so plentiful as it was, and steady and persistent trapping has proved to be effective. Partridges hatched off well and few destroyed nests or broods have been heard of during the hay making, which one hopes means that most have escaped; from the breeding stock left they should be more plentiful than last season as the weather is decidedly more favourable.

PLAGUES OF MICE.

THERE appears to be a perfect plague of long-tailed field mice this year in several districts, notably in Hampshire and Surrey. In some seasons no young stuff in the garden or covert is safe from them. They uproot and devour the new-sown peas, nibble off the plants when they are well above ground, and even go so far as to kill various shrubs by barking them all round the stem. One of the best ways of destroying these pests is to sink large square biscuit tins in the ground and half-fill them with water. Lard should be smeared about 2ins. below the rim, and the mice in their endeavour to reach it, topple over and are drowned.

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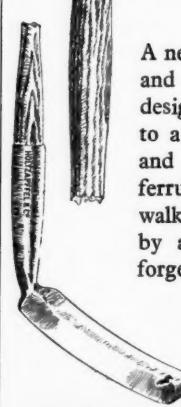
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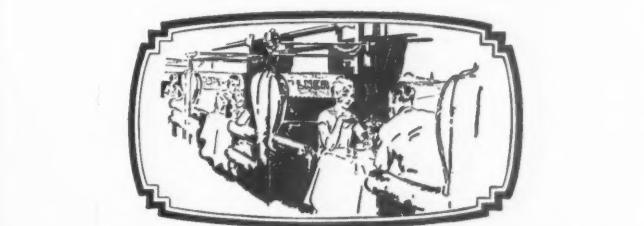
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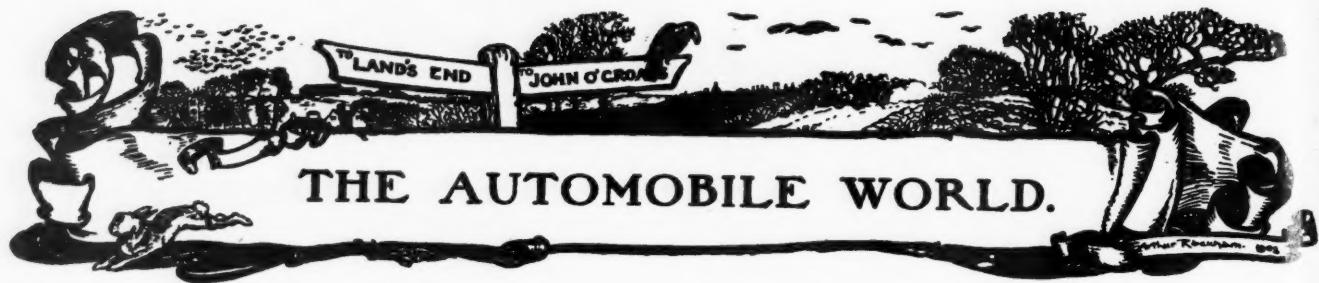
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THE STANDARD PALL-MALL SALOON

ALTHOUGH so much improvement has been effected within recent years in the all-weather equipment of the "open" touring car, this extremely useful and successful development does not appear to detract in any way from the popularity of the totally and permanently enclosed vehicle. On the contrary, the saloon car has never enjoyed such popularity as it has to-day.

Perhaps the success of the well-fitting hood and side curtains of the open tourer explain this popularity, which, on first thoughts, it would appear to discount. Having experienced the comfort of the enclosed touring car, the motorist to whom a permanent enclosed car has previously been anathema, finds his views changing and comes to the opinion that, in our climate at least, the closed car has real assets, and that however good all-weather equipment may be, it can never hope to oust the honestly built saloon.

It is significant that the very firm that did most towards perfecting and popularising all-weather equipment for open touring cars, and whose all-weather equipment is still without a superior, is now doing very big business in totally enclosed cars. The Standard Motor Co. of Coventry had rigid side curtains that really worked, that really could be erected or dismantled with very little trouble, and that really did make the car weather-tight when they were in use, when other cars had to be content with loose and flapping contraptions.

It is to the Standard Co. that the modern motorist owes the disappearance of push-buttons and other equally absurd methods of attachment from the all-weather equipment of all respectable cars. And in addition to pioneering the modern all-weather equipment, the Standard Co. has done as much as anyone towards its continuous and progressive perfecting.

In view of all these things, special interest attaches to the models at present listed for sale on the 13.9 h.p. chassis, which, with a chassis of 11.4 h.p., constitutes the company's current programme. This 13.9 h.p., or, as it is called in the

catalogue, 14 h.p. chassis, is priced at £295, and is available in complete car form as a Warwick five-seater, priced at £345 for the ordinary model, or £385 for the special, as a Leamington two-seater at the same prices, as a Portland saloon at £375, and as a Pall-Mall saloon at £475. All these models are available with front wheel brakes at £10 extra.

A striking thing about these figures is the difference in price between the Portland and Pall-Mall saloons, with a difference in specification apparently limited to the number of doors provided in the body. The Portland saloon has two doors, and the Pall-Mall has four and this with a difference in over-all dimensions is all that is offered, according to the printed word, for an extra £100! Actually there are, of course, other differences, and the Pall-Mall is an altogether superior vehicle in its detail finish and equipment, though the chassis is identical for both cars. It is the Pall-Mall saloon, with front wheel brakes, with which we are now concerned.

THE CHASSIS.

This 14 h.p. Standard chassis has now been on the market for some time and certainly ranks among the two or three most popular samples of the 14 h.p. "family bus." The size of the engine (75mm. by 110mm., R.A.C. rating 13.9 h.p., total capacity 1,944 c.c.), is such as to ensure adequate power for all ordinary requirements, without needing ultra efficiency in design with its consequent limitations.

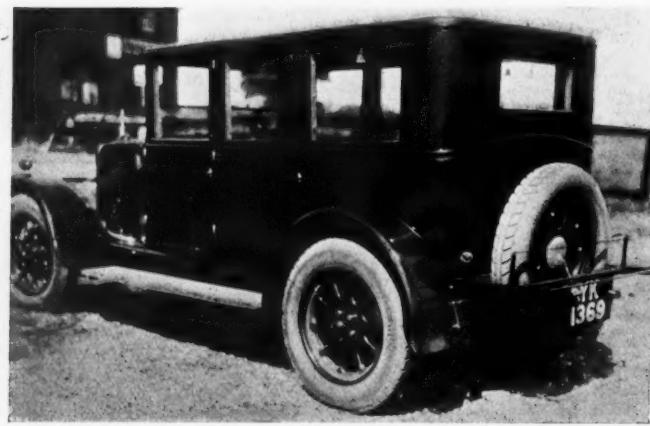
This Standard engine is, however, anything but a low efficiency unit and its design is quite modern in essentials, for it has push rod operated overhead valves with the rocker gear lubricated under pressure from the main supply, aluminium pistons and a three bearing crank-shaft, with connecting rods machined all over in the very best practice, usually found only in much more expensive cars.

The four cylinders are, of course, cast monobloc, with a detachable head, all of cast iron, and are bolted on to an aluminium crankcase divided longitudinally, the lower half constituting the oil sump. The most striking thing about

this engine is undoubtedly the inaccessibility of the sparking plugs, for the designer has displayed misplaced ingenuity in surrounding them with entanglements. I have heard it said that these plugs really can be removed and replaced quite easily with no other tool than an ordinary box spanner, and I pass on the information for what it may be worth. No, I have certainly not taken steps to verify it!

Lubrication of the engine is on thoroughly sound lines, under pressure to all main bearings through the hollow crank-shaft, and from a gallery pipe to other important bearings, which, in most moderately priced engines, are left to look after themselves, such as magneto and dynamo driving shafts. Cooling is on the thermo-syphon principle, assisted by a two-bladed fan, but it incorporates a detail innovation of doubtless considerable practical value. This is that the main uptake pipe to the radiator is taken from the middle of the cylinder block (on the offside), and there is a second pipe from the usual point at the front of the block, so that circulation should be much more efficient than is usual with this simple cooling system. Some such departure as this, if it can be relied on to overcome those small limitations of thermo-syphon cooling in fairly large-size engines, is surely more welcome than the added complication of a pump, and there seems to be every indication that this Standard cooling is thoroughly up to all the demands that may be made on it.

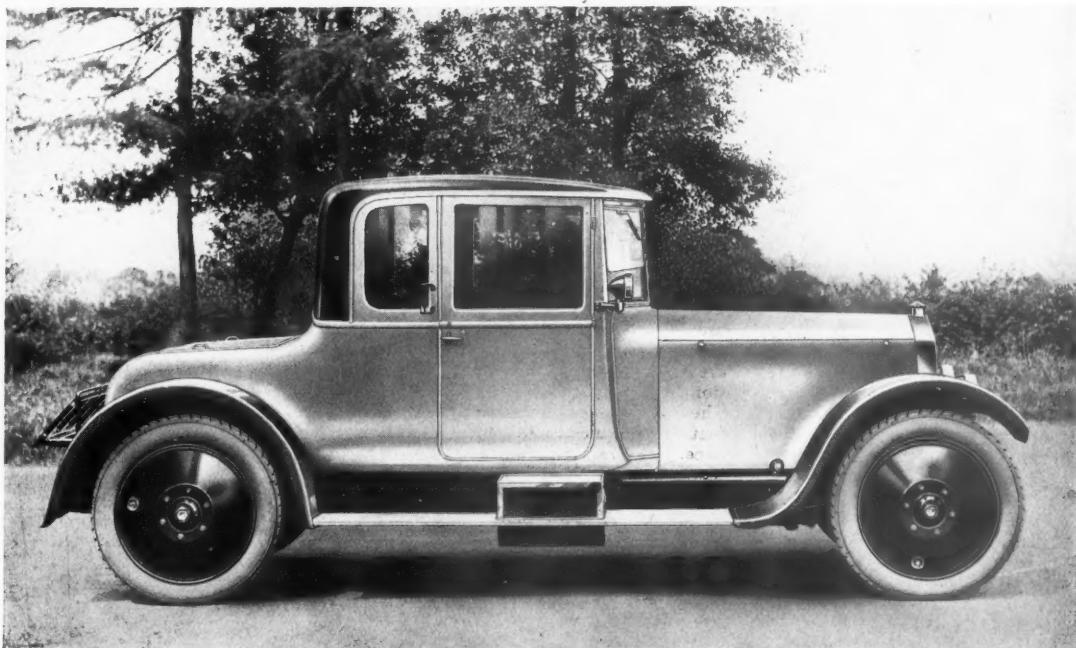
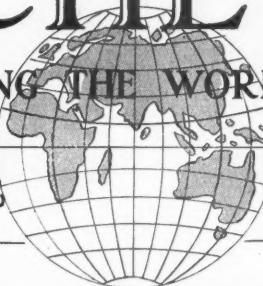
Of engine auxiliaries the positively driven dynamo is mounted on the near side, where there is no other, so that the whole of the valve gear is rendered extremely get-at-able through the two detachable covers provided, one for the overhead gear and the other for the tappet rods. The exhaust manifold is also on this side of the engine and under the bonnet on the dash board is mounted a spare can of oil with a pointed top, so that an easily given reserve supply is always available. On the opposite side of the engine are all the working auxiliaries, such as magneto and carburettor and the sparking plugs, in addition to the steering gear-box, the electric starter,



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and the vacuum tank. It would be a marvel if all these things were as easily get-at-able as one could desire, and it is just as well that modern sparking plugs do not want attention so often as those of olden days.

While it would be entirely unjustifiable to suggest that this Standard engine is likely to require any more interference or tinkering than the engine of any other modern car of similar class, one cannot but feel that a general cleaning up of its excrescences would do much towards increasing its already considerable popularity. Perhaps the simplest and most obvious first step would be to shift the magneto to the near side with tandem drive through the dynamo, but the method adopted is of less import to the potential purchaser than the effect secured.

Transmission is through a double disc clutch, running dry, to a four-speed gearbox and thence through an open tubular propeller-shaft to an overhead worm-driven rear axle. Both clutch-shaft and propeller-shaft have disc type flexible joints. Suspension is by semi-elliptic springs all round, those in the rear being underslung and the steel detachable wheels are for 765mm. by 105mm. cord or 30in. by 5.25 in. balloon tyres, at the option of the purchaser, and with no difference in price, Dunlops being the standard tyre equipment.

Braking is by a pedal operated external contracting brake on the transmission behind the gear box and by a hand-operated internal expanding pair of brakes in the rear wheel drums. When front wheel brakes are fitted, these are cable operated and, of course, are connected to the pedal, so that the driver's foot brakes the car on the front wheels and *via* the rear axle, while his hand actuates an entirely separate system, working directly on the rear wheels.

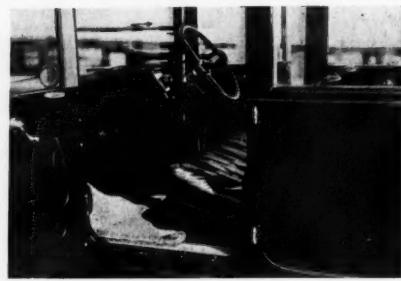
This system is not quite unique to Standard cars, but it is very rare, being used on only one other English car, and whether it is a good system or not is largely a matter of personal taste and preference. This much may, however, be said for its theory—that it ensures two utterly independent braking systems, such as is given by no other "four-wheel braking" lay-out in common use. When descending very long hills the driver may ring the changes between two systems, of which the working of one does not heat the shoes of another, and any damage to the parts of one system cannot in any way affect the working of the other.

A detail of some interest and considerable practical value about this chassis is the complete equipment in the way of tools and spares supplied with it. The latter are quite an unusual feature, even in these days when the equipment of the new car has reached such lengths as to include a spare tin of petrol (not with Standards, this), but the tool equipment, though very comprehensive, seemed to me to invite a sigh of regret.

It is a claim, and a sound claim, made by the Standard Co., that the whole of their cars are British and that no foreign accessories are used in them. But surely no British tool maker is responsible for the spanner contained in this tool kit. If he is, then for heaven's sake let him remember that it is such things as this which give openings to German trade.

BODYWORK.

Both in quality and in design this Pall-Mall saloon marks a great advance over previous Standard bodywork. Its over-all lines are most pleasing and the quality of every detail is beyond reproach, while withal the body is most comfortable to every occupant including the driver. The two independent front seats have folding backs which seem unnecessary in view of the provision of the four doors and I thought that the front seat backs were the only unsatisfactory part of the



Details of the Pall-Mall driving compartment. They were not really bad, but they compared very poorly with the rest, for they were comparatively flimsy and lacked that aspect of quality which marks the *tout ensemble*. Also, I thought, it would be an advantage if these front seats were given a little wider range of adjustability than they have at present—they will go back far enough to give leg room to the longest of drivers, but they might come a little further forward to satisfy the man not over-blest by nature.

Besides all-weather equipment, there is a feature of modern bodywork pioneered by the Standard Co., that is now being very widely adopted. This is the provision of a "cubby hole" in the facia board. That of this Pall-Mall saloon is a really useful extra carrying space for it is large enough for quite bulky parcels, such as are collected on a normal shopping expedition, while each door has its roomy pocket. The lighting of this body is another good feature, for the windows are large and all except the rearmost are raised or lowered mechanically by a revolving handle of small size and quite unobtrusive.

MEASUREMENTS.

The general equipment of the car is quite complete, including, besides the usual instruments, an electric and bulb horn and a luggage grid. The principal measurements of the car are—wheel-base 9ft. 8ins., track 4ft. 6ins., ground clearance 10ins. (an exceptionally good figure this, made possible largely by the overhead worm-drive of the rear axle), complete car over-all length 14ft. 1in., width 5ft. 7½ins., and height 4ft. 1in.

A 13.9 h.p. car with a roomy five-seater saloon body is obviously not going

to be what is usually known as a "hot-stuff" performer in such matters as speed and hill climbing. Nevertheless, this Standard engine has a very useful power output and never seems to find its load a cause for complaint. The car would reach its 42 m.p.h. very easily, and with its engine apparently quite ready for a lot more, but other considerations put a very definite period to my efforts to ascertain whether the car was capable of anything beyond 45 m.p.h.

STEERING Wobble.

These other considerations resolve into that common trouble with a fairly big car having balloon tyres—steering wobble. At 42 m.p.h. the steering wheel of this car began to show symptoms of undesirable liveliness, at 45 m.p.h. the symptoms had developed into a raging fever. Possibly the trouble was but periodic and a very bold driver, by forcing the car past this mark, might have found its steering wheel again settle down to a sedate and proper demeanour, but I felt that discretion was the better part of valour, and that while 46 m.p.h. or 47 m.p.h. might have seen a restoration of perfect controllability, it might on the other hand have seen a quite beautiful motor car reduced to matchwood.

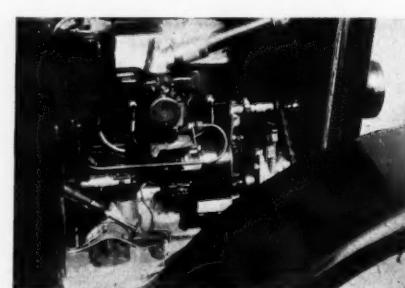
Mr. Impey, who sells Pall-Malls from the Pall Mall showrooms of the company, tells me that this trouble is but a matter of spring setting, which is very feasible, and he promises me that in the very near future I shall again try this car and see that this steering wobble is not an incurable fault. I, in turn, pass on the promise that when this demonstration has materialised, the fact shall be duly announced in these pages.

As stated, there was every indication that, given a fair chance, this Standard engine could haul its load at a speed well in excess of 45 m.p.h., but while this point of maximum speed had, perforce, to go unsettled, I can certify that on hills the car is decidedly good, and that 35 m.p.h. is readily attainable on third. The ratios of the four-speed box are 4.6, 7.72, 10.79 and 19.8 to 1, and they seem to suit the engine and its load very well. Picking up from slow speeds to high is quite good, without being violent or particularly striking, and the slow running capacity of the engine is similarly satisfactory.

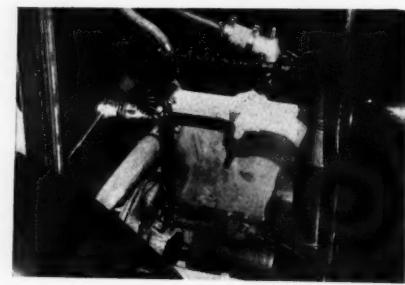
At ordinary speeds, say between 25 m.p.h. and 33 m.p.h., the engine runs both silently and smoothly, but, while it seems hardly accurate to speak of a vibration period in the ordinary sense, it did seem that at more than 33 m.p.h. on top gear the engine was a little rough or inclined to thump. It was not at all the kind of thump that indicates undue stress, but rather a suggestion of that common feeling with two bearing crank-shafts, which, of course, is not the Standard type. At all speeds and under all conditions of travel, the transmission and whole of the chassis was silent.

In view of the type of body, road holding and general controllability may be described as considerably above normal, for this Standard was endowed with a stability and freedom from roll that are very rare with any cars not having special anti-rolling devices in their chassis layout. Also, in a general way, the springing was satisfactory, though the bouncing of the car on certain types of road surface indicates an unmistakable need for shock absorbers of damping type and tightly adjusted at that. Partly, no doubt, this jumpiness may be put down to the charge of the balloon tyres, but the springs are not by any means free from blame.

For its type and carrying capacity this Standard is a fairly light car, and while lightness has its unquestionable merits, it also imposes the limitation that an alteration in load makes an appreciable difference to the running weight of the car, so that springing, which shall be



Off side of the Standard engine showing the chief auxiliaries, e.g., fan, magneto, carburettor, starting motor and vacuum tank.



Near side of the Standard 13.9 h.p. engine, with the cover removed from the overhead valve-gear, and showing also the dual water up-take, exhaust manifold, dynamo and spare oil container.

"BP" Persian Series, No. 12



[From an original drawing by CHRISTOPHER CLARK, R.I.]

A Persian Bazaar

Nothing is more typical of the East than the bazaar. Here, midst a Babel of tongues, a miscellany of merchandise, odours and cries, the Oriental merchant displays his wares.

A great feature of the bazaar is the diversity of the goods and services for sale—goats and gramophones, candles and camels, shawls and carpets, bric-a-brac without end, and all the paraphernalia beloved of the native, and of the tourist. The bearded man in the left foreground is having his head shaved. In the middle distance a vendor of oil is busy, and beyond, a donkey with its owner is setting out for home, burdened with purchases. Prominent in the picture may be seen

one of the most highly prized possessions of the native—old kerosene oil tins. Throughout Persia, these tins are everywhere to be found. They serve as a reminder that, thanks to British enterprise, Persia possesses some of the most prolific oil wells in the world. In Persia are situated the fields of the Anglo-Persian Oil Company whence comes the crude oil which is refined in Britain into "BP," the British Petrol.

The fact that the crude used at Llandarcy is derived from one source only is indicative of the uniformity of "BP." That it is refined in Britain by the most modern methods known to science is a guarantee of its purity and quality.

"BP"
The British Petrol

satisfactory under widely varying conditions, is by no means a problem simple of solution. However, in this case it should not prove an insoluble problem and shock absorbers are simple things.

The general impression that this Standard saloon leaves is those of a car exceptionally easy to control at moderate speeds, for its type and size. It rides easily, it changes gear exceptionally smoothly and silently, even when its driver is new to it; its clutch is fool-proof in use, being smooth and gentle in action and light in control. At moderate speeds the steering is very light and easy, and at all speeds the brakes have the car well in hand. A fairly long travel to the brake pedal gives useful gradation of effort but the last bit of travel is very potent, so that one always feels that things are as they should be, except for an inclination of the transmission brake to become unduly warm over its work. Probably that unpleasant burning smell is only a characteristic of a new car, but this transmission brake, while strong and sweet in its work, would probably pay for a little modification in design.

The price of this well finished five-seater saloon, it must be remembered, is but £485, while another model, equally commodious and equally generous in comfort and weather protection, is £100 less.

W. HAROLD JOHNSON.

THE AUTOMOBILE ASSOCIATION.

THE Annual General Meeting of the Automobile Association held last week, revealed the same promising and flourishing state of affairs that has obtained ever since the war. The membership of this body now well exceeds the quarter of a million mark and is continually increasing, so that the general body of motorists would appear to be satisfied

that real and adequate service is rendered in return for the annual subscription.

As is inevitable with such a large organisation engaged in semi-public work, the A.A. is by no means free from criticism, and as the bulk of this is taken in the proper spirit and always carefully considered, it is, no doubt, the better for it.

As we stated in a recent issue, we consider that the Association took an unfortunate step in dropping its "get-you-home" scheme (which was only adopted temporarily as an experiment), for this, we feel sure, would be among the most appreciated of all the benefits it could offer to its members. In view of the statement made at the annual general meeting, that criticisms and suggestions would be welcomed, perhaps the A.A. would now care to reconsider the possibility and advisability of a re-introduction of this scheme for the benefit of its members stranded on the road.

That the service at present offered to members on the roads is widely appreciated and used is proved by the continual increase in the number of members making use of it. During the past Whitsuntide holidays, for instance, no less than 114,000 members made use of the patrols for some purpose. At present 20,000 miles of road are patrolled by the A.A. men, and last year the road service vehicles alone covered no less than 12,000,000 miles. Another feature of the service offered that was very widely used was the free legal defence scheme, which is now decentralised in accordance with the general policy of management now being pursued, so that provincial members are able to obtain from their area offices exactly the same help as is given to those living in the area served by the head office in London.

A CROSS-ROAD RULING.

The Right Hon. the Earl of Donoughmore, P.C., who presided at the meeting, approved the A.A. recommendation of the

off-side traffic rule. This, presumably, refers to endorsement of the ruling that vehicles at cross roads should give way to those approaching from their right. Any rule that will mitigate cross-road dangers is to be welcomed and encouraged, and as this one is so simple, it is difficult to find fault with it; but, for the recommendation, or the rule itself, to be really effective, it needs much more publicity than it has hitherto received. The essence of success in the working of such a rule is, obviously, that it shall be widely known and understood; but we venture the opinion that 75 per cent. of English road users have never even heard of it.

Suggestions have been made at various times that some driving instructions should be printed on all driving licences issued, and if this single rule were given prominence in such a place it would be reasonable to hope for a real diminution in cross-road accidents.

Nevertheless, it must be remembered that the driving licence instructions would reach only motor drivers, and there is a considerable body of enlightened opinion that motor drivers need less instruction than any users of the modern highway. The driving licence propaganda would not be all-sufficing in itself. It would go a long way, but would need supplementing by well directed propaganda among all who use the roads, either on foot or on any kind of vehicle, such as the horse-drawn and the cycle.

In view of its claim to exist as an educative and beneficent, as well as an amusement, concern, perhaps the British Broadcasting Company might like to consider such a matter as this and whether it could materially help in the good work. In view of the widespread appeal and general importance of the matter, there is no evident objection to a weekly review of road rules and road sense being incorporated in the B.B.C. programmes for several months.

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I CONFESS I felt a little nervous of a motoring holiday, because of the tremendous increase in Motor Traffic now on the roads. But the handling of a Bean Car is so ridiculously easy, and the 'Safety First' Front Wheel Brakes immediately give one every confidence in driving. I know of no other car that is better equipped in this respect, and every Bean Model includes:—

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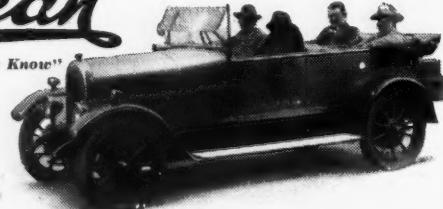
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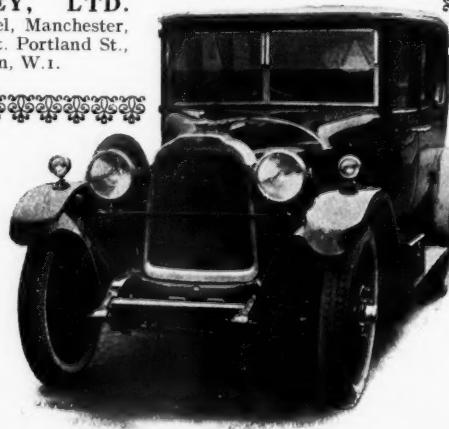
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- 2nd** Squad.-Ldr. H. W. G. JONES, M.C.,
Siskin IV. (Armstrong-Siddeley Jaguar).
Entrant: Sir Glyn Hamilton West.
- 3rd** Major H. HEMMING, M.C.,
D.H. 37 (Rolls-Royce Falcon Engine).
Entrant: Mr. A. S. Butler.

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Entrant: Air Commodore J.
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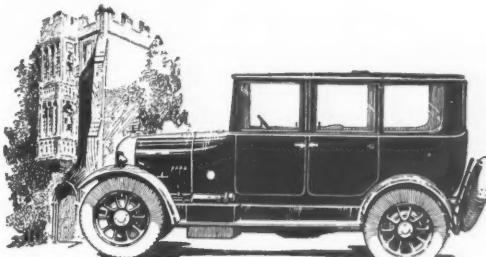
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AT COWES: ON LAND AND SEA

The Sea Festival of the year will soon be upon us and every woman who intends to take part in it, whether for the first time or the twenty-first, is already busy arranging such an outfit as will best meet its unique demands.



A real yachting suit is here depicted, carried out in very pale blue Viyella, trimmed with applied bands of dark blue. The front of the skirt is knife-pleated for easy movement. The jolly wrap coat is quite sufficiently nautical in its way, besides being warm and practical. It can be built of any rough-surfaced material, such as service serge, blanket cloth or fleece, and is usually either navy or white. Suitable for either land or sea is the neat coat and skirt of navy serge. The coat is cut so that it hangs perfectly poised, whether worn closed or open, and it is much enhanced by a double-breasted waistcoat of white piqué. A note of contrast that is repeated in a small felt hat, with cut felt wings.

As with everything else in the world of dress, a change has come over the spirit of yachting attire. To look back a decade or more is to realise how much more necessary was conventional dress then than is the case to-day.

In the past there had to be a clear break away from frills and furbelows, impossibly long skirts and fanciful coats, to a consideration of clothes suitable to the climbing of ship's ladders and getting in and out of dinghies. The serious yachtswoman adhered to a neat, practical suit of service serge, varied by a similar coat and skirt of plain or pin line stripe flannel. Other enterprising and younger spirits affected more "A.B." attire, comprising skirt and sweater and white peakless cap. In a degree these still prevail to-day, though with greater variety of expression, and in rivalry with the modern jumper suit of crêpe de Chine, crêpe schappe and kasha.

THE UBIQUITOUS JUMPER SUIT.

Henley, now an old story, consolidated the position of the jumper suit beyond all question. It literally amounted to a uniform there, as it doubtless will at Cowes, for that early morning stroll through the old town, while there is no word to be said against its appropriateness

to yachts. Anyway, it will be welcome as a change from the coats and skirts that are definitely nautical.

THE INFLUENCE OF RIGHT CLOTHES.

Dropping off the mantle of the London season, those in the pursuit of pleasure take on another pose. The holiday spirit is rife at Cowes, and finds outward manifestation in easy, care-free dress, in which the English girl probably looks to her greatest advantage. Clad in a simple serge coat and skirt or jumper suit, she ceases for the hour to trouble about strict, social conventions, and is the epitome of gay youth and happiness, getting every ounce out of all the fun that is going. Then she is irresistible, for she feels that her clothes fit in with the environment.

For the afternoon entertainments at the castle grounds—as exclusive in its way as the Royal enclosure at Ascot—any existing summer fete gowns may be worn, although the trend, perhaps, is rather towards the simpler than the ultra smart side. And as there is not another word to be said on the style, colour and character of summer frocks, it may be assumed that figured chiffon, varied by Georgette and lace dresses, will work out their "finals" on the island. Or, perhaps,

"semi-finals" would be more correct, with the Continental seaside resorts and race weeks in view.

Although one seldom looks to Cowes to reveal anything novel, the probabilities are that a difference may be observed in dance dresses. It is nearly always reserved for the evening to exploit such changes as the higher waistline, flare skirts with panels, and the bodice that has a distinctly fitting or nipped-in appearance. Details are these all punctiliously exhibited in the picture of an apple green Georgette dance frock. Another interesting innovation in connection with skirts is that those that are fuller in front, through the aid of panels and aprons mounted at the new waist, are either gathered, pleated or smocked.

THAT TOUCH OF WHITE.

To vary the monotony of the conventional navy serge yachting suit, double-breasted waistcoats of white piqué are being advocated. These, modelled after the style of a man's dress vest, or rather after the manner of those inaugurated by the Brigade of Guards, are cut off short and straight at the waist. Such a type of suit, with such a confection, while perfectly in the picture and harmonious with the surroundings, has a smart distinctiveness. And it can be worn either with a yacht's

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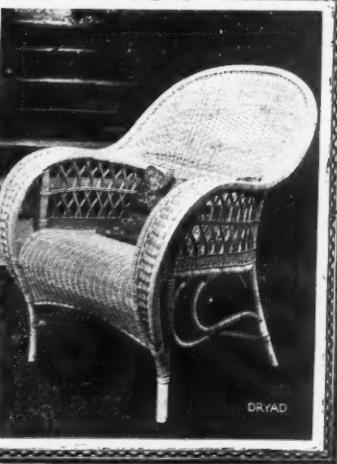
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They are soundly constructed on hard wood and cane frames and woven by hand in fine pulp cane, a beautiful material in itself that does not require painting.

They do not creak, and give a comfort unobtainable by any substitute for cane. They are carefully shaped to fit the body and do not depend upon cushions for comfort.

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cap and ribbon, or just a little close-fitting hat of white felt.

Equally correct, if preferred, is a suit of white flannel, when the vest may be of a coloured pin-line-stripe piqué. Considerably greater licence is permitted in colour schemes, although a punctiliously neat appearance should always be preserved without fal-lals or extraneous and unnecessary decorations, which are anathema to yachtsmen and yachtswomen alike.

A MUCH FANCIED MATERIAL.

The present season has fully established Viyella in favour as a dress medium. The extraordinary similarity this has to kasha in the light weights and certain colourings has accounted for its being frequently substituted for that much vaunted fabric, not only for dresses and jumper suits, but overcoats.

Washing like the proverbial rag, it at once appeals as ideal for Cowes, and its services are exemplified in a jumper suit of palest blue appliquéd with bands of dark blue. Finely knife-kilted in front, the skirt is rendered perfectly easy to move in, while retaining a straight look. The jumper, with its narrow vest front and sailor collar, betokens the occasion for which it has been designed.

Short sleeves and bare arms strike a quite incongruous note on board a yacht, though doubtless many of the fashionable crépe de Chine jumper suits will be short-sleeved for wearing on land. For there are many who go to Cowes, but never venture on the sea at all.

From all of which it will be gathered that a modern Cowes outfit entails a goodly supply of clothes, and considerable variety. Though against that must be placed the comforting reflection that latter day dress, slim and unlined, takes up very little room in trunk or wardrobe. But a crowded Cowes week usually means restricted accommodation for the majority!

fortunate, indeed, are those who are members of a house party or guest on some sumptuous steam yacht like an Atlantic liner, which means enjoying the week under the most luxurious auspices.

THE ESSENTIAL WRAP COAT.

Other possessions with which the keen yachtswoman always provides herself are a tarpaulin coat and sou' wester. In a racing cutter, shooting through the sea, its deck half under water, only a tarpaulin can



For the dances at Cowes the opportunity has been seized to show the new silhouette, in an evening frock. It would suit a fair girl in apple green Georgette, the ribbon passed under the petals and hanging down the back, of a delicate apple-blossom pink; or a dark girl in cantaloupe pink, with faded fuchsia mauve ribbon.

keep out the wet. Frivolous mackintoshes of silk or crépe de Chine are useless.

Then, too, there is the warm wrap coat for chilly days and when the sun goes down, a garment that must conform to the rest and be strictly serviceable, rather than modish. And that is a criticism that carries particular point at the moment, since the temptation to make one of the fashionable mannish top coats do, must be strenuously resisted.

Straight down, double-breasted, with a belt and storm collar, represents the yachting coat of recognised distinction. It may be made of dark blue serge, white serge or white blanket cloth, and built after the manner which the adjoining sketch dictates, carries instant conviction of being the right thing. Apart from yachting proper, this sort of coat is endlessly useful, coming in, as it does, for other sports.

LITTLE THINGS TO AVOID.

Never include knitted suits in the outfit. These cling and sag and look generally out of place. All materials used should be firmly woven, however light of weight.

Never board a deck in high heel shoes. Flat heels or no heels at all are imperative. If gloves are worn, they should be easy fitting, white washing gauntlets.

Veils are taboo, as are hats trimmed with other than a firmly secured ribbon or a strip of cut felt.

When possible it is better to dispense with petticoats, for comfort's sake, though there is nothing rigid about this law, nor is it possible to lay down one with regard to ordinary silk stockings. At the same time, heavy ribbed silk or French lisle hosiery has a more consistent appearance in an aquatic setting.

Nor is it wise to have the hands burdened by hand bags and vanity cases. If the contents of these needs must be carried, they can nearly always be stowed away in a pocket of a coat or wrap.

Without actually apeing the opposite sex, a woman at Cowes is invariably happier and more appreciated if she forgets to be ultra feminine, anyway, while she is participating in the actual racing. There is plenty of opportunity for the display of soft frocks and a less independent manner at the garden parties and dances. For one glorious week she can, for best part of the day, be a yachtswoman only, and Heaven send she be immune from *mal de mer*!

L. M. M.

FROM A WOMAN'S NOTE BOOK

The several brief sales that have been taking place, such as Harrods' and Shoolbred's six days' clearances, and Debenham and Freebody's fortnight, have caused attention to be slightly diverted from those carrying on the full month.

These last, however, have now reached half time, and are further reducing their prices. So, failing the opportunity of being early on the scenes and getting what is called the pick of the bargains, the wisest policy is to wait until the end for these greater concessions.

Messrs. Harvey Nichols of Knightsbridge are exceptionally well known for last hour bargains, and the sale here is such an exceptionally good one that it always pays to have a last look round. I have known model gowns going for no apparent reason for a mere song. Even the inexpensive gown department falls to the last hour spirit, though the cutting prices at which these are offered at ordinary times is fine enough to satisfy the most exigent. The large quantity sold alone pays, and they are goods always completely up-to-date, and in good materials, at the all-round sum of 6 guineas.

Silk stockings have been and still are a feature at this clearance, extensive purchases having been made prior to the tax, a piece of foresight the firm has not deemed it necessary to profit by. Gloves, also of excellent quality, are going at such reductions as to render a purchase of them a really economical proposition, together with a

host of small dress accessories, like hand bags, fans, flowers, ribbons and trimmings, all drastically marked down to ensure their disappearance.

MESSRS. HUTTON.

An intimation has reached me that the above named firm of Larne, Ulster, are holding their annual and notoriously genuine sale of fine linen goods, for which they are famous.

As Larne is a far cry, intending purchasers are advised to write for a sale catalogue. This contains a complete and comprehensive list of linen and napery for every purpose. The value is unquestionable and the bargains of a unique character.

A capital idea of Messrs. Hutton's is the making up of bundles of pure Irish linen remnants, suitable for working up into various small articles at home, such as afternoon tea and tray cloths, carving slips and toilet spreads. Another equally *à propos* offer of the firm is their well known uncrushable dress linen at from 3s. to 3s. 6d. the yard. This has a range of no fewer than sixty-three colours and the full range of patterns is supplied post free on application. The full address is Hutton, Larne, Ulster, Northern Ireland.

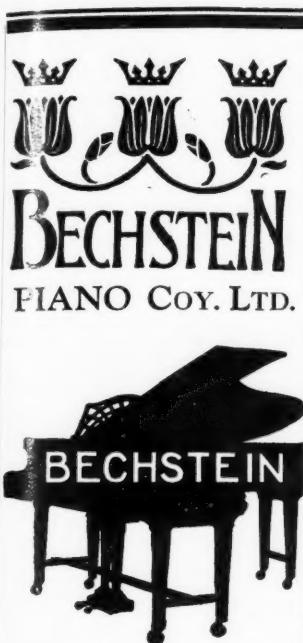
WOOLLAND BROS.

Quality is the keynote of this Knightsbridge establishment, so the standard value holds good to the last day of their sale.

In the children's outfitting department there are many sound bargains in holiday and school frocks, suits and millinery. The stockinet kiltee suit for small girls, with pleated skirt and knickers, cannot be beaten for beach wear, and is offered in three sizes, from 21s. 6d. A little boy's suit of light-weight wool, with contrasting border on the jumper, has been reduced to 15s. 11d. A lot of girl's hats, in velvet, silk, velours and felt, lead off at 9s. 11d., a very appreciable drop from the original price.

The 23rd and 30th of the month are the two last remnant days here, and probably the best of the series. Ruthless reductions characterise the accumulation of short lengths, regardless of their intrinsic values, a mere scrap of rich brocade, for example, makes the front of a waistcoat, or collars and cuffs, or, perchance, a dainty nightdress sachet. Given time and opportunity for a careful survey, remnants sufficiently long to fashion blouses, dressing jackets, and the like, can be unearthed, together with remnants of lace and ribbons for trimming these articles.

One special offer not to be lightly passed over, if there is any left, is Japanese crépe at 1s. 0d. the yard. It is a washing crépe specially dyed for Woollands and can be turned to innumerable ends for both grown-ups and children. This is well worth buying at the absurdly low price and laying by, if not immediately required, as it is one of those dress goods that never date and are always worn.



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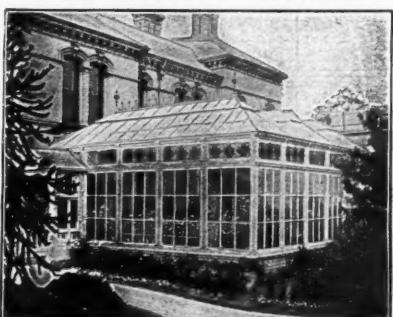
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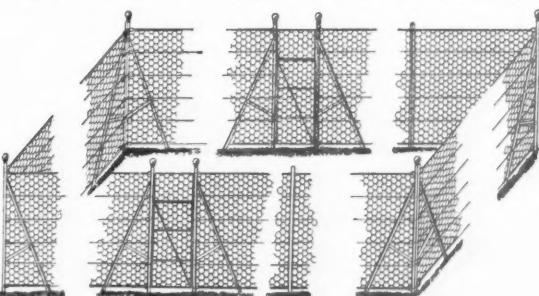
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All communications should be addressed to the Advertisement Manager, "COUNTRY LIFE," Southampton Street, Strand, London, W.C. 2.

General Announcements.

SEWAGE DISPOSAL FOR COUNTRY HOUSES, FACTORIES, FARMS, ETC.—No emptying of cesspools; no solids; no open filter beds; everything underground and automatic; a perfect fertilizer obtainable.—WILLIAM BEATTIE, 8, Lower Grosvenor Place, Westminster.

IRON AND WIRE FENCING FOR PARK AND GARDEN.—Iron Fencing and Tree Guards, Catalogue C.L. 65, Ornamental Iron and Wire Works of every description, Catalogue C.L. 156, Wood and Iron Gates, Catalogue C.L. 163, Kennel Railing Catalogue C.L. 86, Poultry Fencing, Catalogue C.L. 70. Ask for separate lists.—BOULTON & PAUL, LTD., Norwich.

SALE OF HUCKABACK TOWELLING.—Remnant bundles of Irish huckaback linen towelling, very superior quality, for bedroom towels, sufficient to make six full-size towels, 12/6 per bundle, postage 9d. Write for Summer Sale List to-day.—HUTTON'S, 10, Main Street, Larne, Ulster.

BIRDS' BATHS.—Garden Vases, Sundials; catalogue (No. 2), free.—MOORTON, 60, Buckingham Palace Road.

FENCING AND GATES.—Oak Park, plain and ornamental; Garden and Stable Wheebarrows.

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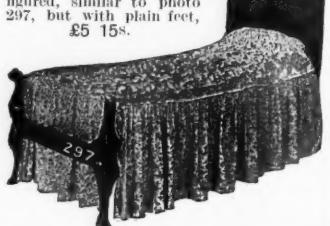
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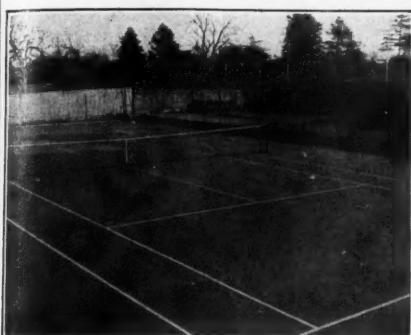
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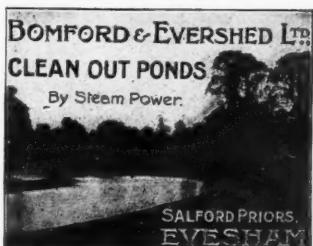
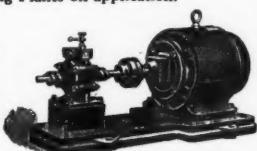
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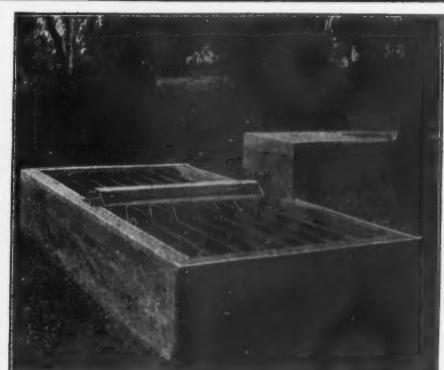
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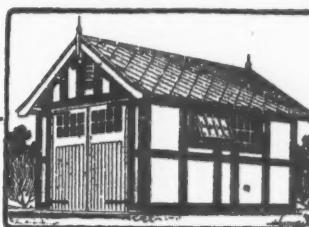
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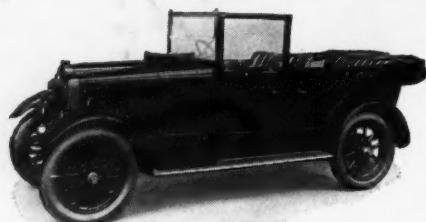
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THE TOOTH PASTE OF THE WISE

SOUND teeth can do so much for health that no care is too great to keep them in good order, safe and sound.

Wise people use Euthymol Tooth Paste which, in the strength (about twenty per cent.) usually applied to the teeth, is able to kill the germs of dental decay within thirty seconds contact. Ask your chemist for Euthymol.

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